

URBAN/MUNICIPAL

CA 4 ONHBL A08

50 B6593 1993

ZONING BY-LAW

AMENDMENTS 1993

THIS CONSOLIDATION OF THE
BY-LAW IS PREPARED FOR
CONVENIENCE ONLY, FOR ACCURATE
REFERENCE, PLEASE CHECK THE
ORIGINAL BY-LAW

The Corporation of the City of Hamilton

BY-LAW NO. 93-010

To Amend:

Zoning By-law No. 6593

Respecting:

LAND LOCATED AT MUNICIPAL NOS. 664-682 CONCESSION STREET

WHEREAS it is intended to establish special requirements under section 19B of By-law No. 6593, passed on the 25th day of July, 1950 and approved by the Ontario Municipal Board by Order dated the 7th day of December, 1951, (File No. P.F.C. 3821);

AND WHEREAS this by-law is in conformity with the Official Plan of the Hamilton Planning Area, approved by the Minister under the Planning Act on June 1, 1982.

NOW THEREFORE the Council of The Corporation of the City of Hamilton enacts as follows:

1. The "H" (Community Shopping and Commercial, etc.) District provisions, as contained in Section 14 of Zoning By-law No. 6593, applicable to the lands, the extent and boundaries of which are shown on a plan hereto annexed as Schedule "A", are amended to the extent only of the special requirements that,

- (a) notwithstanding Section 14.(1) of By-law No. 6593, one take-out restaurant/delicatessen having a floor area of not more than 60.0 m² shall be permitted within the existing building;
- (b) Sections 18A(36)1.(b) and (c) and 18A(36)2. of By-law No. 6593, shall not apply to the take-out restaurant/delicatessen.

2. No building or structure shall be erected, altered, extended or enlarged, nor shall any building or structure or part thereof be used, nor shall any land be used, except in accordance with the "H" District provisions, subject to the special requirements referred to in section 1.

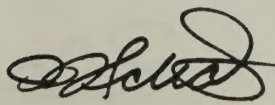
3. By-law No. 6593 is amended by adding this by-law to section 19B as Schedule S-1296.

4. Sheet No. E-24 of the District Maps is amended by marking the lands referred to in section 1 of this by-law, S-1296.

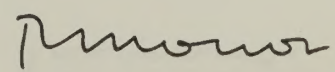
5. The City Clerk is hereby authorized and directed to proceed with the giving of notice of the passing of this by-law, in accordance with the Planning Act.

PASSED this 12th day of January

A.D. 1993.

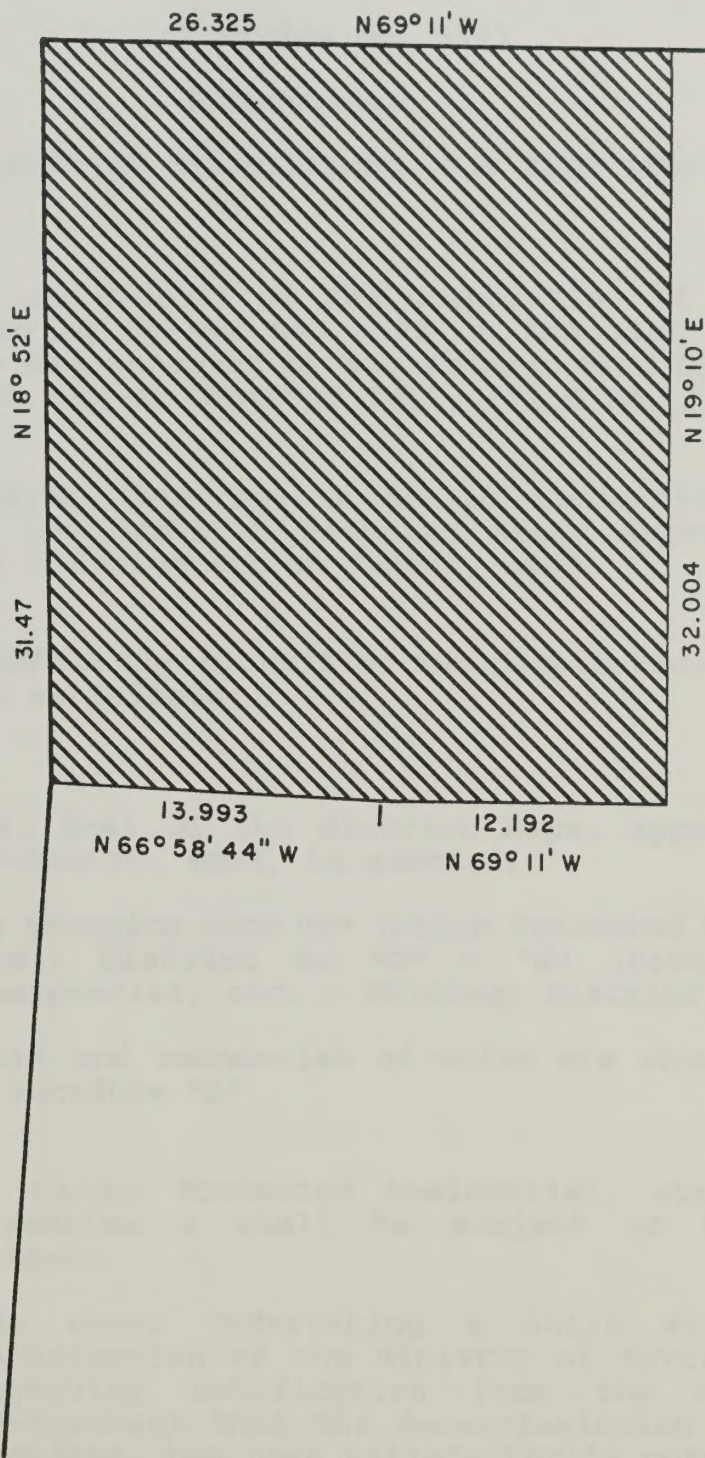

City Clerk




Mayor

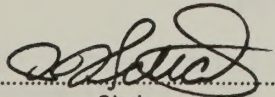
CONCESSION STREET

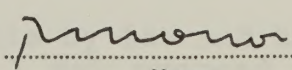
EAST TWENTY SIXTH STREET



NOTE: All dimensions are in metres

This is Schedule "A" to By-Law No. 93 010
Passed the 12th day of January, 1993.


Clerk


Mayor

City of Hamilton

Schedule A

Map Forming Part of
By-Law No. 93 - 010

to Amend By-Law No. 6593

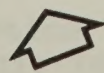
Regional Municipality of Hamilton-Wentworth
Planning and Development Department

Legend



Lands to be regulated by
By-Law No. 93 - 010

North

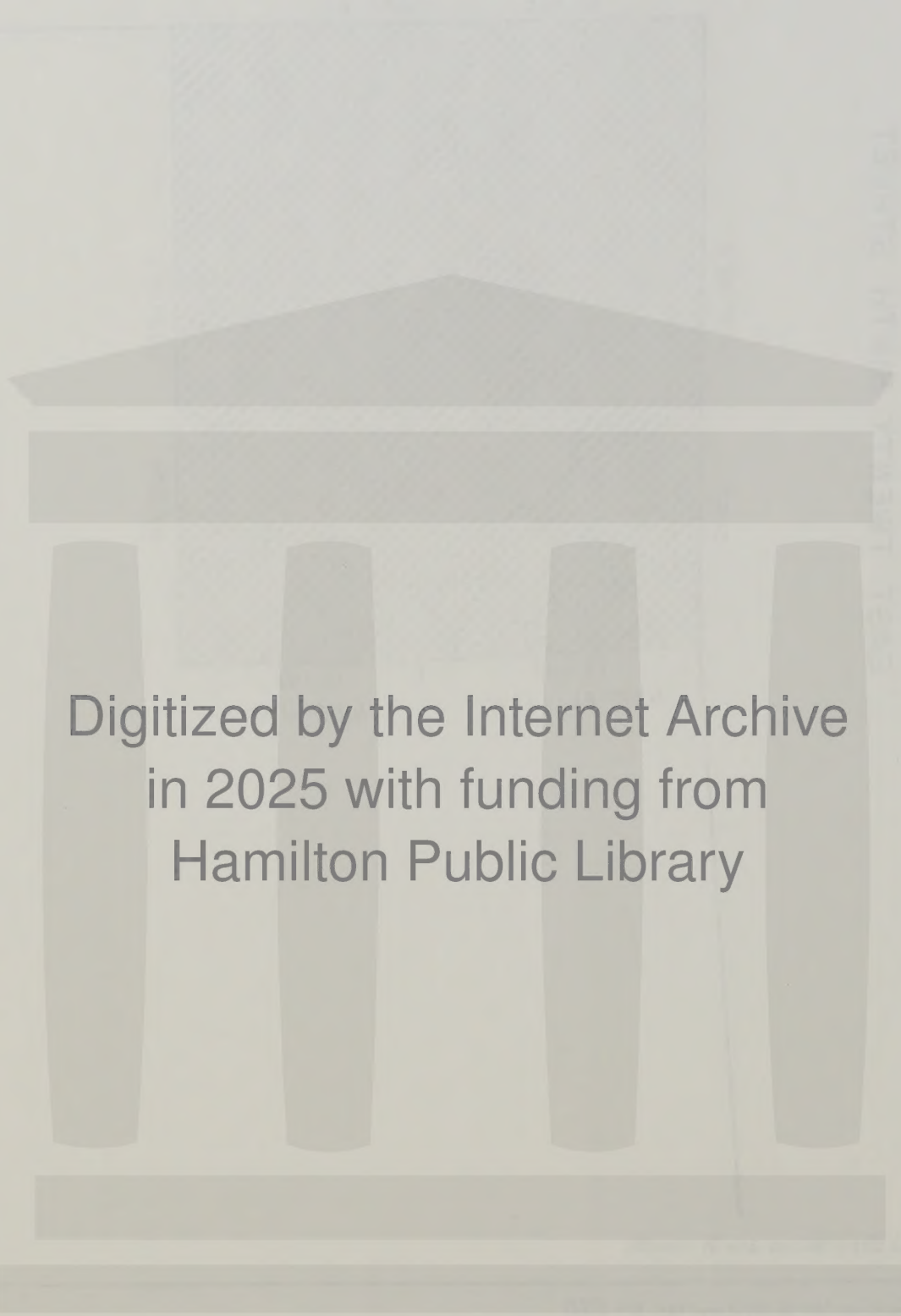


Scale
NOT TO SCALE

Date
NOVEMBER 1992

Reference File No.
ZA 92-37

Drawn By
Z.K.



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Hamilton Public Library

The Corporation of the City of Hamilton

BY-LAW NO. 93- 012

To Amend:

Zoning By-law No. 6593

Respecting:

LAND LOCATED AT MUNICIPAL NO. 719 KNOX AVENUE

WHEREAS the Council of The Corporation of the City of Hamilton passed Zoning By-law No. 6593 on the 25th day of July 1950, which by-law was approved by the Ontario Municipal Board by Order dated the 7th day of December 1951, (File No. P.F.C. 3821);

AND WHEREAS this by-law is in conformity with the Official Plan of the Hamilton Planning Area, approved by the Minister under the Planning Act on June 1, 1982.

NOW THEREFORE the Council of The Corporation of the City of Hamilton enacts as follows:

1. Sheet No. E-81 of the District Maps, appended to and forming part of By-law No. 6593, is amended,

- (a) by changing from "C" (Urban Protected Residential, etc.) District to "C" - 'H' (Urban Protected Residential, etc. - Holding) District,

the land, the extent and boundaries of which are shown on a plan hereto annexed as Schedule "A".

2. The "C" (Urban Protected Residential, etc.) District referred to in section 1 shall be subject to the special requirements that upon,

- (a) the owner undertaking a soils study to the satisfaction of the Ministry of Environment, and receiving notification from the Ministry of Environment that the decommissioning process, if required, has been satisfactorily completed;
- (b) the owner applying for and receiving approval from the Regional Municipality of Hamilton-Wentworth of a draft plan of condominium; and
- (c) the owner applying for and receiving Site Plan approval,

the 'H' symbol shall be removed by amendment to this by-law and the development of the lands referred to in section 1 may proceed in accordance with the "C" District provisions, subject to the special requirements referred to in section 3 of this by-law.

3. The "C" (Urban Protected Residential, etc.) District provisions, as contained in Section 9 of Zoning By-law No. 6593, applicable to the lands, the extent and boundaries of which are shown on a plan hereto annexed as Schedule "A", are amended to the extent only of the special requirements that,

- (a) notwithstanding Section 4.(3)(a) of By-law No. 6593, four (4) single-family dwellings shall be permitted on the subject lands;

- (b) Section 9.(3) of By-law No. 6593 shall not apply;
- (c) notwithstanding Section 9.(4) of By-law No. 6593, a lot width of not less than 6.6 m shall be provided and maintained;
- (d) the following minimum setbacks shall be provided and maintained for each of the four permitted single-family dwellings:
 - (i) a setback of not less than 4.5 m from the easterly lot line and from the westerly lot line; and
 - (ii) a setback of not less than 7.5 m from the northerly lot line and from the southerly lot line;
- (e) the following separation distances shall be provided and maintained between each of the four permitted single-family dwellings:
 - (i) a distance of not less than 2.4 m between buildings in an east-west direction;
 - (ii) a distance of not less than 27.0 m between buildings in a north-south direction;
- (f) a visual barrier not less than 1.2 m and not more than 2.0 m in height shall be provided and maintained along all property lines, except for the area required for an access driveway.

4. No building or structure shall be erected, altered, extended or enlarged, nor shall any building or structure or part thereof be used, nor shall any land be used, except in accordance with the "C" District provisions, subject to the special requirements referred to in section 3.

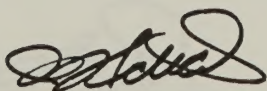
5. By-law No. 6593 is amended by adding this by-law to section 19B as Schedule S-1295.

6. Sheet No. E-81 of the District Maps is amended by marking the lands referred to in section 1 of this by-law, S-1295.

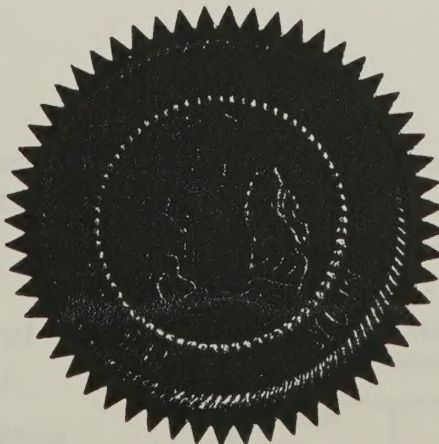
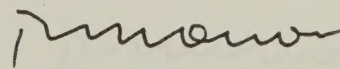
7. The City Clerk is hereby authorized and directed to proceed with the giving of notice of the passing of this by-law, in accordance with the Planning Act.

PASSED this 12th day of January

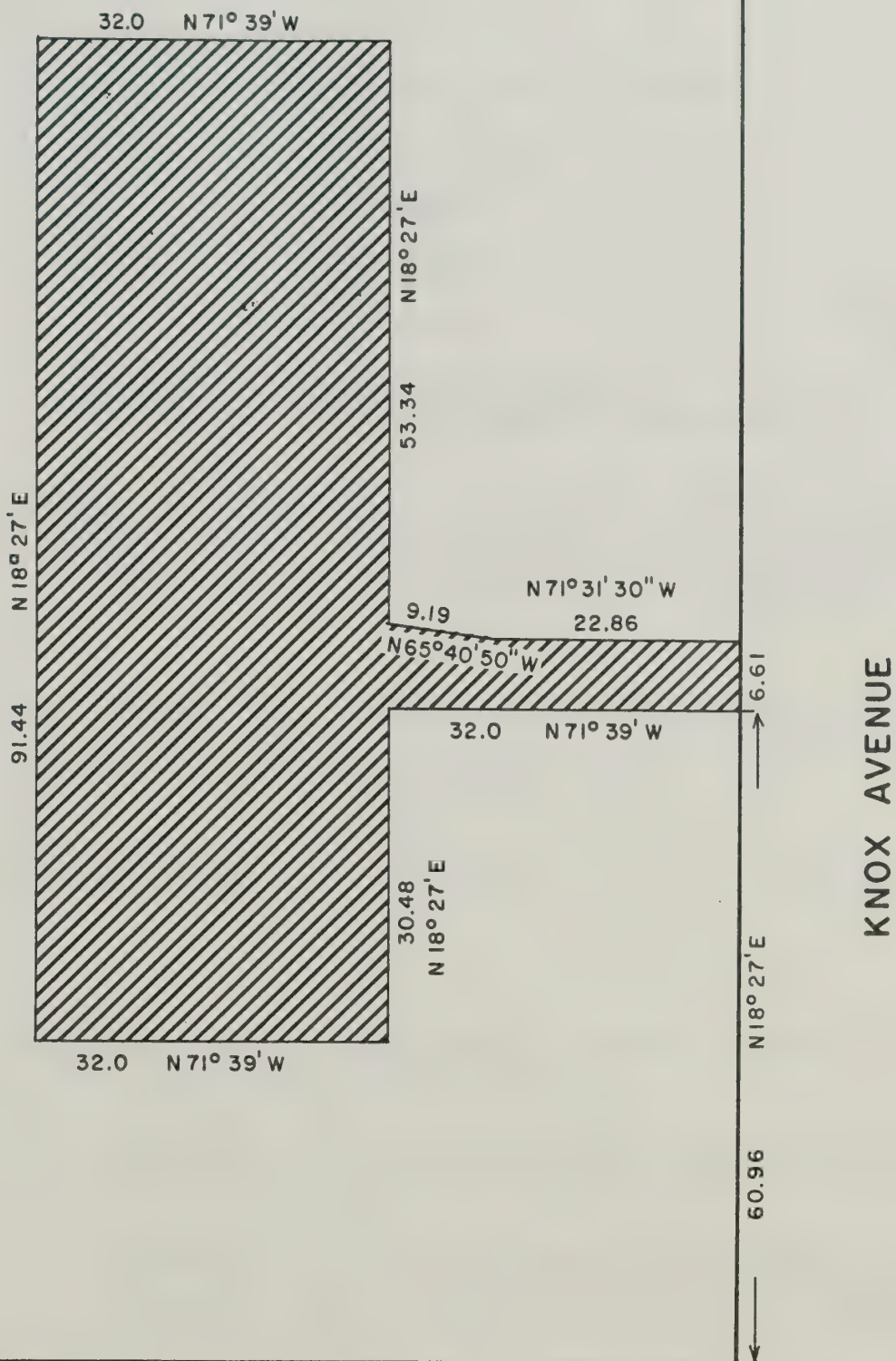
A.D. 1993.



City Clerk

Mayor

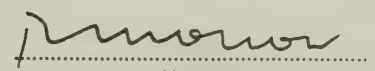


GLOW AVENUE

NOTE: All dimensions are in metres

This is Schedule "A" to By-Law No. 93-012
Passed the 12th day of January, 1993


Clerk


Mayor

City of Hamilton

Schedule A

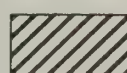
Map Forming Part of
By-Law No. 93-012

to Amend By-Law No. 6593

Regional Municipality of Hamilton-Wentworth
Planning and Development Department

Legend

Change in zoning from:



"C" (Urban Protected Residential, etc.)
District to "C" - 'H' (Urban Protected Res-
idential, etc. - Holding) District, modified.

North



Scale
NOT TO SCALE

Date
DECEMBER 1992

Reference File No.
ZA 92 - 32

Drawn By
Z.K.

The Corporation of the City of Hamilton

BY-LAW NO. 93- 014

To Amend:

Zoning By-law No. 6593

Respecting:

LAND LOCATED AT THE REAR OF
MUNICIPAL NO. 614 STONE CHURCH ROAD EAST

WHEREAS it is intended to change the zoning of the land hereinafter referred to by amending By-law No. 6593, passed on the 25th day of July 1950 and approved by the Ontario Municipal Board by Order dated the 7th day of December 1951, (File No. P.F.C. 3821);

AND WHEREAS this by-law is in conformity with the Official Plan of the Hamilton Planning Area, approved by the Minister under the Planning Act on June 1, 1982.

NOW THEREFORE the Council of The Corporation of the City of Hamilton enacts as follows:

1. Sheet No. E-27C of the District Maps, appended to and forming part of By-law No. 6593, is amended,

- (a) by changing from "AA" (Agricultural) District to "R-4" (Small Lot Single-Family Detached) District, the land comprised in Block 1; and
- (b) by changing from "C" (Urban Protected Residential, etc.) District to "R-4" (Small Lot Single-Family Detached) District, the land comprised in Block 2,

the extent and boundaries of each of which Blocks 1 and 2 are shown on a plan hereto annexed as Schedule "A".

2. The City Clerk is hereby authorized and directed to proceed with the giving of notice of the passing of this by-law, in accordance with the Planning Act.

PASSED this 12th day of January

A.D. 1993.



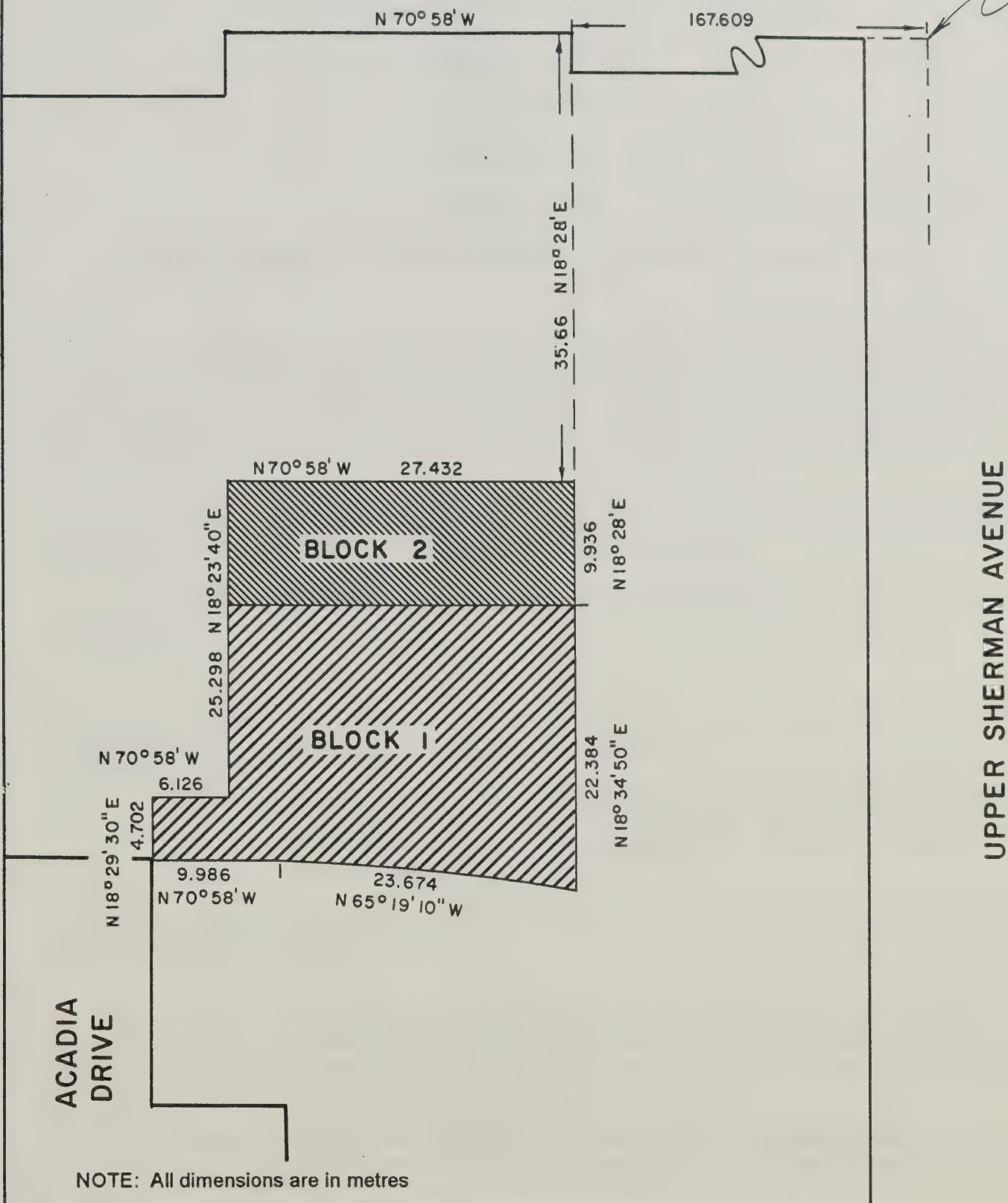
City Clerk



Mayor

STONE CHURCH ROAD EAST

NORTH EAST CORNER
OF LOT 9 - CON. 8



This is Schedule "A" to By-Law No. 93-014.
Passed the 12th day of January, 1993.


Clerk


Mayor

City of Hamilton
Schedule A

Map Forming Part of
By-Law No. 93-014

to Amend By-Law No. 6593

Regional Municipality of Hamilton-Wentworth
Planning and Development Department

Legend
Change in zoning from :

BLOCK 1  "AA" (Agricultural) District to "R-4" (Small Lot Single-Family Detached) District.

BLOCK 2  "C" (Urban Protected Residential, etc.) District to "R-4" (Small Lot Single-Family Detached) District.

North 	Scale NOT TO SCALE	Reference File No. ZA 92 - 38
	Date DECEMBER 1992	Drawn By Z. K.

The Corporation of the City of Hamilton

BY-LAW NO. 93- 031

To Amend:

Zoning By-law No. 6593

Respecting:

LAND LOCATED AT MUNICIPAL NO. 331 HUNTER STREET WEST

WHEREAS it is intended to change the zoning of the land hereinafter referred to and to establish special requirements under section 19B of By-law No. 6593 passed on the 25th day of July 1950 and approved by the Ontario Municipal Board by Order dated the 7th day of December 1951, (File No. P.F.C. 3821);

AND WHEREAS this by-law is in conformity with the Official Plan of the Hamilton Planning Area, approved by the Minister under the Planning Act on June 1, 1982.

NOW THEREFORE the Council of The Corporation of the City of Hamilton enacts as follows:

1. Sheet No. W-13 of the District Maps, appended to and forming part of By-law No. 6593, is amended,

- (a) by changing from "D" (Urban Protected Residential - One and Two-Family Dwellings, Townhouses, etc.) District to "G" (Neighbourhood Shopping Centre, etc.) District,

the land, the extent and boundaries of which are shown on a plan hereto annexed as Schedule "A".

2. The "G" (Neighbourhood Shopping Centre, etc.) District provisions, as contained in Section 13 of Zoning By-law No. 6593, applicable to the lands referred to in section 1 are amended to the extent only of the special requirements that,

- (a) notwithstanding Section 13(1) of By-law No. 6593, only the following uses shall be permitted:
 - (i) general offices;
 - (ii) a photographer's or artist's studio, but not including a motion picture studio;
 - (iii) a barber shop, hairdressing establishment, or beauty parlour;
 - (iv) a collecting and distributing station for a laundry or dry cleaner;
 - (v) a variety store;
 - (vi) a shoe repair shop;
 - (vii) a retail clothing store; and
 - (viii) a business identification sign in accordance with clause (xv);
- (b) notwithstanding Section 13(3) of By-law No. 6593, the following minimum yards shall apply:
 - (i) front west 1.5 m (Locke Street), except not less than 3.0 m shall be provided and maintained along the westerly lot line within 6.0 m of the northerly lot line;

- (ii) side north 1.5 m (Hunter Street);
 - (iii) side south 1.5 m; and
 - (iv) side east 1.5 m;
- (c) notwithstanding Section 18A of By-law No. 6593, the following will be required:
- (i) a landscaped planting strip of not less than 1.5 m shall be provided and maintained where the lot adjoins a residential district;
 - (ii) a landscaped planting strip of not less than 1.5 m shall be provided and maintained along Hunter Street and Locke Street, except for access driveways; and
 - (iii) a visual barrier of not less than 1.2 m and not more than 2.0 m in height shall be provided and maintained where the lot adjoins a residential district, except no visual barrier shall be situated less than 3.0 m distance from the front lot line;
- (d) notwithstanding Section 18A(26) of By-law No. 6593, an access driveway shall be located not less than 1.5 m from the southerly lot line.

3. No building or structure shall be erected, altered, extended or enlarged, nor shall any building or structure or part thereof be used, nor shall any land be used, except in accordance with the "G" District provisions, subject to the special requirements referred to in section 2.

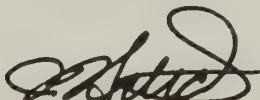
4. By-law No. 6593 is amended by adding this by-law to section 19B as Schedule S-1299.

5. Sheet No. W-13 of the District Maps is amended by marking the lands referred to in section 1 of this by-law, S-1299.

6. The City Clerk is hereby authorized and directed to proceed with the giving of notice of the passing of this by-law, in accordance with the Planning Act.

PASSED this 9th day of February

A.D. 1993.

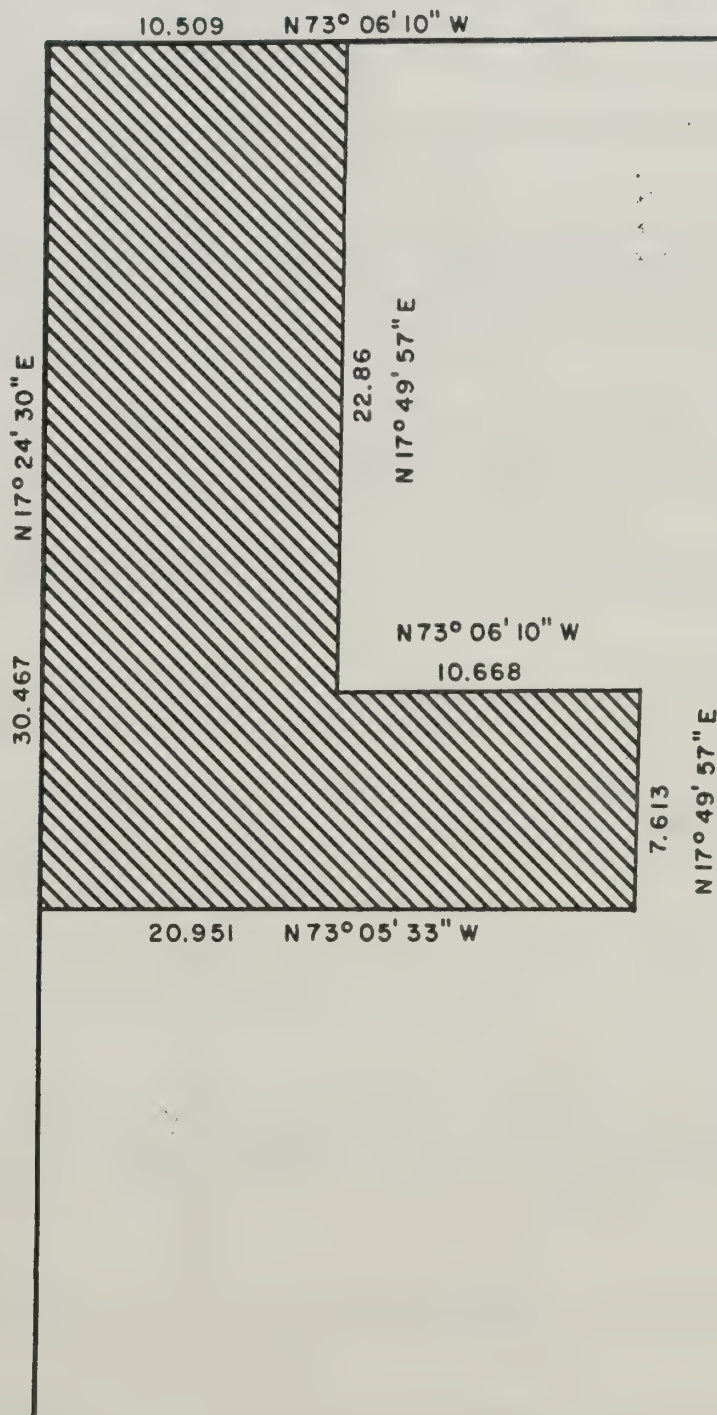

City Clerk




Mayor

HUNTER STREET WEST

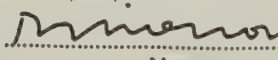
LOCKE STREET SOUTH



NOTE: All dimensions are in metres

This is Schedule "A" to By-Law No. 93-031.
Passed the 9th day of February, 1993.


Clerk


Mayor

City of Hamilton Schedule A

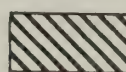
Map Forming Part of
By-Law No. 93-031...

to Amend By-Law No. 6593

Regional Municipality of Hamilton-Wentworth
Planning and Development Department

Legend

Change in zoning from:



"D" (Urban Protected Residential - One and Two Family Dwellings, Townhouses, etc.) District to "G" (Neighbourhood Shopping Centre, etc.) District, modified.

North



Scale
NOT TO SCALE

Date
JANUARY 1993

Reference File No.
ZA 92 - 43

Drawn By
Z.K.

The Corporation of the City of Hamilton

BY-LAW NO. 93- 034

To Amend:

Zoning By-law No. 6593

Respecting:

LANDS LOCATED AT MUNICIPAL NOS. 625 AND 635 CONCESSION STREET

WHEREAS it is intended to change the zoning of the lands hereinafter referred to and to establish special requirements under section 19B of By-law No. 6593 passed on the 25th day of July 1950 and approved by the Ontario Municipal Board by Order dated the 7th day of December 1951, (File No. P.F.C. 3821);

AND WHEREAS this by-law is in conformity with the Official Plan of the Hamilton Planning Area, approved by the Minister under the Planning Act on June 1, 1982.

NOW THEREFORE the Council of The Corporation of the City of Hamilton enacts as follows:

1. Sheet No. E-24 of the District Maps, appended to and forming part of By-law No. 6593, is amended,

- (a) by changing from "H" (Community Shopping and Commercial, etc.) District to "E" (Multiple Dwellings, Lodges, Clubs, etc.) District, the land comprised in Blocks 1 and 2,

the extent and boundaries of each of which Blocks 1 and 2 are shown on a plan hereto annexed as Schedule "A".

2. The "E" (Multiple Dwellings, Lodges, Clubs, etc.) District provisions, as contained in Section 11 of Zoning By-law No. 6593, applicable to the multiple dwelling and parish hall for Block 1, are amended to the extent only of the special requirements that,

- (a) notwithstanding Section 11(2)(ii) of By-law No. 6593, no building or structure shall exceed eight (8) storeys or 30.0 m in height;
- (b) Section 11(3)(i)(b) of By-law No. 6593 shall not apply, except a front yard depth of not less than 1.0 m shall be provided and maintained along the portion of the southerly lot line within 18.0 m of the easterly lot line;
- (c) Section 11(3)(ii)(b) of By-law No. 6593 shall not apply to the westerly lot line;
- (d) notwithstanding Section 11(3)(ii)(b) of By-law No. 6593, a side yard not less than 3.0 m in width shall be provided and maintained along the easterly lot line;
- (e) Section 11(3)(iii)(b) of By-law No. 6593 shall not apply, except a rear yard not less than 10.0 m in depth shall be provided and maintained for any portion of the building above the first storey;
- (f) notwithstanding Section 11(5) of By-law No. 6593, no building or structure shall exceed a gross floor area of more than 3893.0 m² and forty-one (41) dwelling units;

- (g) notwithstanding Section 18A(1) of By-law No. 6593, not less than fourteen (14) parking spaces shall be provided and maintained;
- (h) notwithstanding Section 18A(1)(c) of By-law No. 6593, one (1) loading space having dimensions of not less than 3.7 m in width, 9.0 m in length and 4.3 m in height shall be provided and maintained;
- (i) Section 18A(25) of By-law No. 6593 shall not apply;
- (j) a landscaped area not less than 150.0 m² shall be provided and maintained at grade;
- (k) a visual barrier not less than 1.2 m and not more than 2.0 m in height shall be provided and maintained along the northerly lot line.

3. The "E" (Multiple Dwellings, Lodges, Clubs, etc.) District provisions, as contained in Section 11 of Zoning By-law No. 6593, applicable to the lands comprised in Block 2, are amended to the extent only of the special requirements that,

- (a) notwithstanding Section 11(1) of By-law No. 6593, only the church use shall be permitted within the existing building on the date of passing of this by-law;
- (b) Section 11(3) of By-law No. 6593 shall not apply;
- (c) a roofed-over partially enclosed one-storey porch may be erected to the south-east corner of the existing church.

4. No building or structure shall be erected, altered, extended or enlarged, nor shall any building or structure or part thereof be used, nor shall any land be used, except in accordance with the "E" District provisions, subject to the special requirements referred to in sections 2 and 3.

5. By-law No. 6593 is amended by adding this by-law to section 19B as Schedule S-1302.

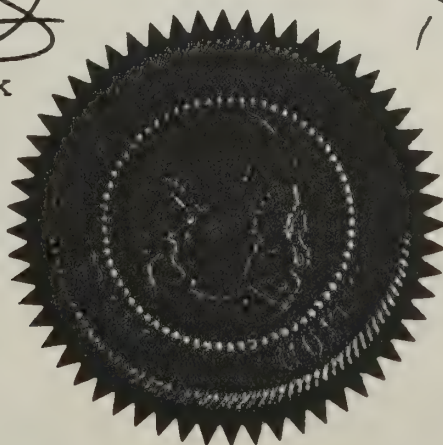
6. Sheet No. E-24 of the District Maps is amended by marking the lands referred to in section 1 of this by-law, S-1302.

7. The City Clerk is hereby authorized and directed to proceed with the giving of notice of the passing of this by-law, in accordance with the Planning Act.

PASSED this 9th day of February A.D. 1993.

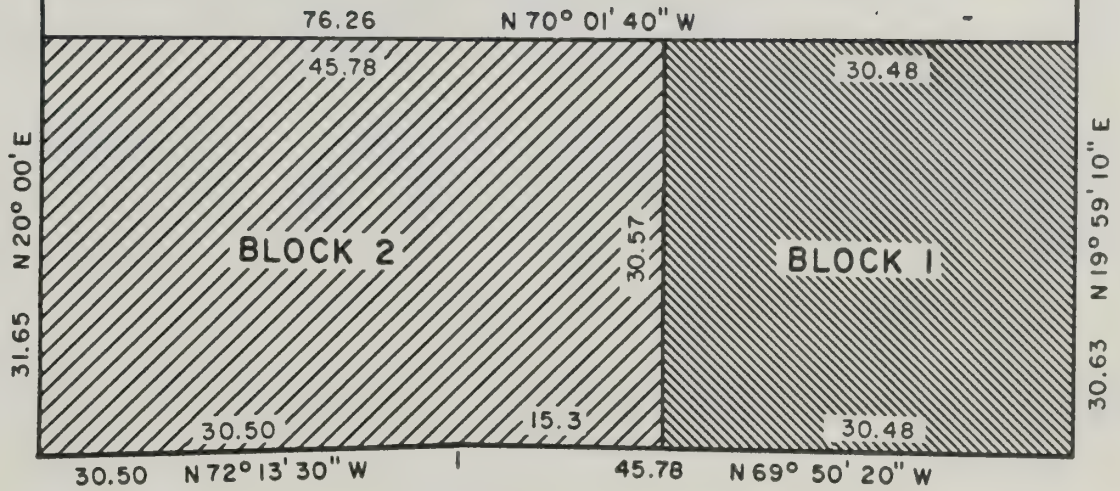

City Clerk


Mayor



VIEWPOINT AVENUE

POPLAR AVENUE



CONCESSION STREET

NOTE: All dimensions are in metres

This is Schedule "A" to By-Law No. 93-034...
Passed the 9th day of February, 1993.

Clerk

Mayor

City of Hamilton
Schedule A

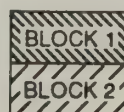
Map Forming Part of
By-Law No. 93-034...

to Amend By-Law No. 6593

Regional Municipality of Hamilton-Wentworth
Planning and Development Department

Legend

Change in zoning from:



"H" (Community Shopping and Commercial, etc.) District to "E" (Multiple Dwellings, Lodges, Clubs, etc.) District, modified.

North



Scale
NOT TO SCALE

Date
JANUARY 1993

Reference File No.
ZA 92 - 07

Drawn By
Z.K.

The Corporation of the City of Hamilton

BY-LAW NO. 93- 037

To Amend:

Zoning By-law No. 6593

Respecting:

**LANDS LOCATED AT MUNICIPAL NOS. 1340, 1342-
AND 1348 UPPER SHERMAN AVENUE**

WHEREAS it is intended to change the zoning of the lands hereinafter referred to by amending By-law No. 6593, passed on the 25th day of July 1950 and approved by the Ontario Municipal Board by Order dated the 7th day of December 1951, (File No. P.F.C. 3821);

AND WHEREAS this by-law is in conformity with the Official Plan of the Hamilton Planning Area, approved by the Minister under the Planning Act on June 1, 1982.

NOW THEREFORE the Council of The Corporation of the City of Hamilton enacts as follows:

1. Sheet No. E-27C of the District Maps, appended to and forming part of By-law No. 6593, is amended,

(a) by changing from "AA" (Agricultural) District to "R-2" (Urban Protected Residential - One and Two-Family Dwellings, etc.) District,

the land, the extent and boundaries of which are shown on a plan hereto annexed as Schedule "A".

2. The City Clerk is hereby authorized and directed to proceed with the giving of notice of the passing of this by-law, in accordance with the Planning Act.

PASSED this 23rd day of February

A.D. 1993.

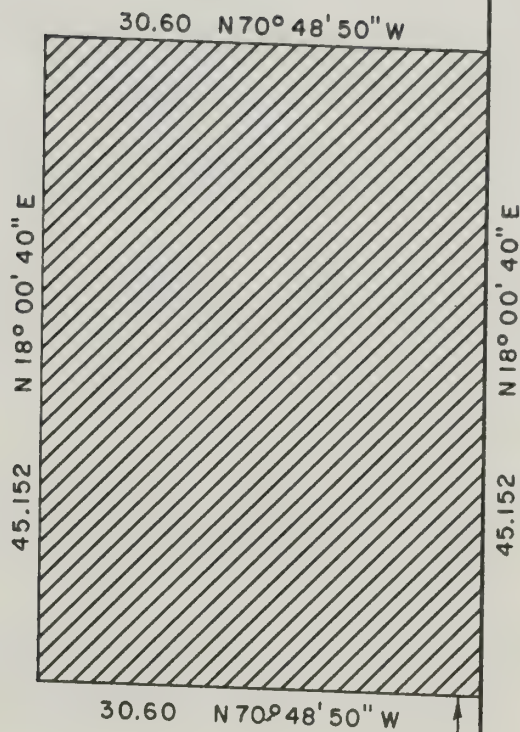


City Clerk



Mayor





UPPER SHERMAN AVENUE

128.016

5.18

SOUTH WEST CORNER
OF LOT 9 - CON. 7

STONE CHURCH ROAD EAST

NOTE: All dimensions are in metres

This is Schedule "A" to By-Law No. 93-037.
Passed the 23rd day of February, 1993.

Clerk

Mayor

City of Hamilton

Schedule A

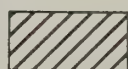
Map Forming Part of
By-Law No. 93-037...

to Amend By-Law No. 6593

Regional Municipality of Hamilton-Wentworth
Planning and Development Department

Legend

Change in zoning from:



"AA" (Agricultural) District to "R-2" (Urban
Protected Residential - One and Two
Family Dwellings, etc.) District.

North



Scale
NOT TO SCALE

Date
JANUARY 1993

Reference File No.
ZA 92 - 47

Drawn By
Z.K.

The Corporation of the City of Hamilton

BY-LAW NO. 93- 038

To Amend:

Zoning By-law No. 6593

Respecting:

LAND LOCATED AT THE REAR OF MUNICIPAL NO. 240 RYMAL ROAD EAST

WHEREAS it is intended to change the zoning of the land hereinafter referred to by amending By-law No. 6593, passed on the 25th day of July 1950 and approved by the Ontario Municipal Board by Order dated the 7th day of December 1951, (File No. P.F.C. 3821);

AND WHEREAS this by-law is in conformity with the Official Plan of the Hamilton Planning Area, approved by the Minister under the Planning Act on June 1, 1982.

NOW THEREFORE the Council of The Corporation of the City of Hamilton enacts as follows:

1. Sheets No. E-9D and E-18E of the District Maps, appended to and forming part of By-law No. 6593, are amended,

- (a) by changing from "AA" (Agricultural) District to "C" (Urban Protected Residential, etc.) District, the land comprised in Block 1; and
- (b) by changing from "AA" (Agricultural) District to "R-4" (Small Lot Single-Family Detached) District, the land comprised in Block 2,

the extent and boundaries of each of which Blocks 1 and 2 are shown on a plan hereto annexed as Schedule "A".

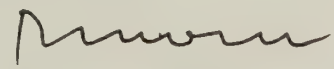
2. The City Clerk is hereby authorized and directed to proceed with the giving of notice of the passing of this by-law, in accordance with the Planning Act.

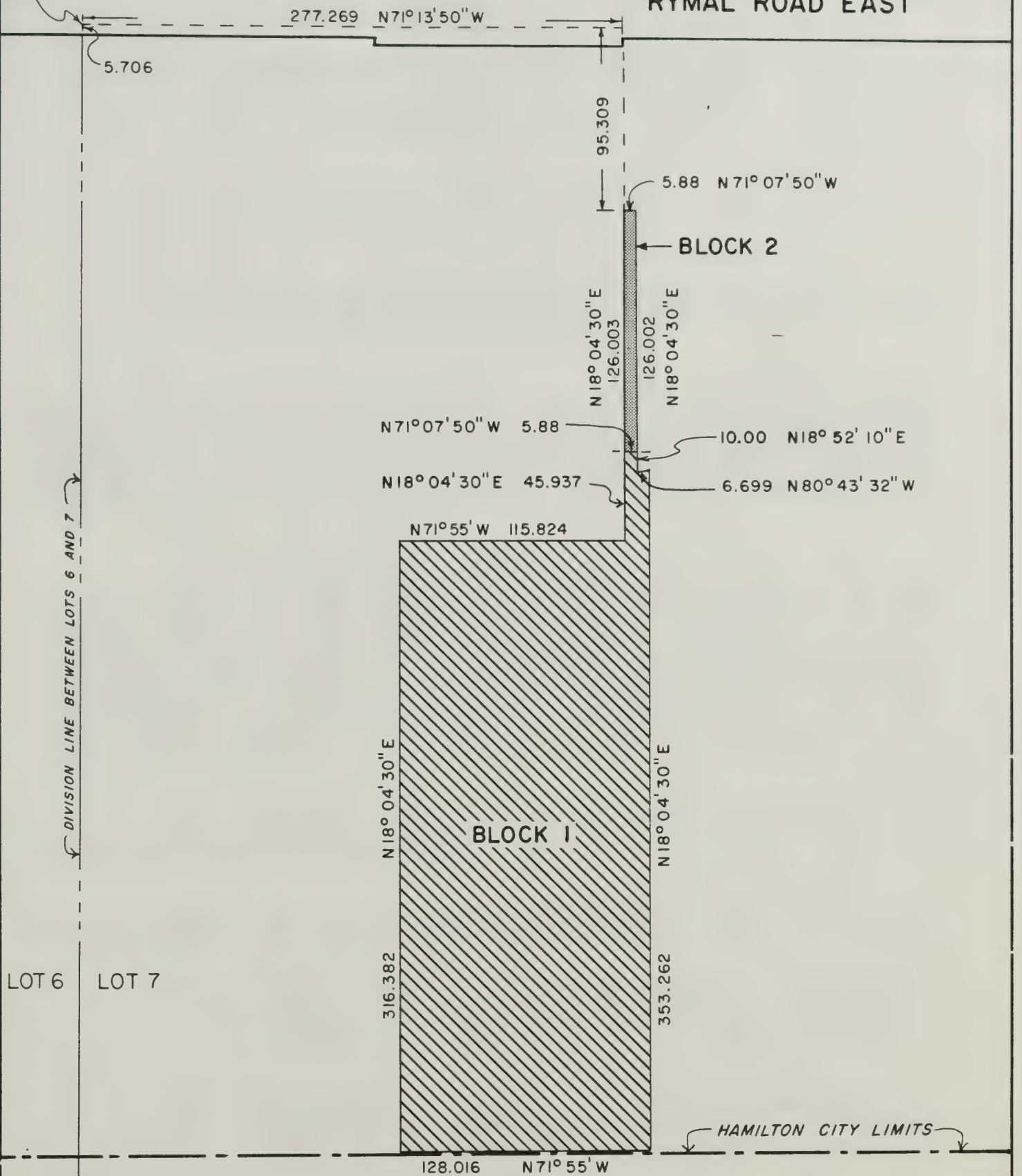
PASSED this 23rd day of February

A.D. 1993.


City Clerk

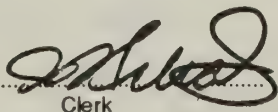


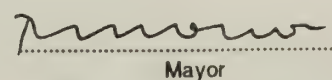

Mayor



NOTE: All dimensions are in metres

This is Schedule "A" to By-Law No. 93-038
Passed the 23rd day of February, 1993.


Clerk


Mayor

City of Hamilton Schedule A

Map Forming Part of
By-Law No. 93-038....
to Amend By-Law No. 6593

Regional Municipality of Hamilton-Wentworth
Planning and Development Department

Legend

Change in zoning from "AA" (Agricultural) District to:

- BLOCK 1  "C" (Urban Protected Residential, etc.) District.
- BLOCK 2  "R-4" (Small Lot Single - Family Detached) District.

North



Scale
NOT TO SCALE

Date
FEBRUARY 1993

Reference File No.
C192-C

Drawn By
Z. K.

The Corporation of the City of Hamilton

BY-LAW NO. 93-041

To Amend:

Zoning By-law No. 6593

Respecting:

**LANDS LOCATED ON THE NORTH SIDE OF RYMAL ROAD WEST
AND EAST OF GARTH STREET**

WHEREAS it is intended to change the zoning of the lands hereinafter referred to and to establish special requirements under section 19B of By-law No. 6593 passed on the 25th day of July 1950 and approved by the Ontario Municipal Board by Order dated the 7th day of December 1951, (File No. P.F.C. 3821);

AND WHEREAS this by-law is in conformity with the Official Plan of the Hamilton Planning Area, approved by the Minister under the Planning Act on June 1, 1982 and with the Official Plan as amended by Official Plan Amendment No. 120, proposed by the Council of The Corporation of the City of Hamilton as By-law No. 93-033, but not yet approved by The Regional Municipality of Hamilton-Wentworth in accordance with the provisions of Sections 4, 17 and 21 of the Planning Act, R.S.O. 1990, Chapter P.13.

NOW THEREFORE the Council of The Corporation of the City of Hamilton enacts as follows:

1. Sheet No. W-17D of the District Maps, appended to and forming part of By-law No. 6593, is amended,

- (a) by changing from "AA" (Agricultural) District to "DE" - 'H' (Low Density Multiple Dwellings - Holding) District, the land comprised in Block 1; and
- (b) by changing from "AA" (Agricultural) District to "RT-20" - 'H' (Townhouse - Maisonette - Holding) District, the land comprised in Block 2; and
- (c) by changing from "AA" (Agricultural) District to "B-2" - 'H' (Suburban Residential - Holding) District, the land comprised in Blocks 3 and 4,

the extent and boundaries of each of which Blocks 1, 2, 3 and 4 are shown on a plan hereto annexed as Schedule "A".

2. (a) The 'H' symbols referred to in section 1 shall be removed conditional upon,

- (a) the availability of all such municipal sewers serving the subject lands as the City deems necessary, and
- (b) the applicant entering into a subdivision agreement to the satisfaction of the Commissioner of Transportation and Environmental Services.

(b) The 'H' symbol shall be removed by amendment to this by-law and the development of the lands referred to in section 1 may at such time proceed in accordance with the "DE" District, "RT-20" District and "B-2" District provisions, subject to the special requirements referred to in section 3 of this by-law.

3. The "DE" (Low Density Multiple Dwellings) District provisions, as contained in Section 10A of Zoning By-law No. 6593, applicable to the land comprised in Block 1, the extent and boundaries of which are shown on a plan hereto annexed as Schedule "A", are amended to the extent only of the special requirements that,

- (a) notwithstanding Section 10A(1) of By-law No. 6593, only the following uses shall be permitted:
a retirement village consisting of:
 - (i) townhouse dwellings in accordance with Section 10E;
 - (ii) a residential care facility with accommodation for not more than 150 residents;
 - (iii) a recreation centre; and
 - (iv) accessory uses of a management office and a service building;
- (b) notwithstanding Section 10A(2) of By-law No. 6593, the residential care facility shall not exceed four storeys in height;
- (c) notwithstanding Section 10A(3) of By-law No. 6593, a front yard (Garth Street) of not less than 12.0 m shall be provided;
- (d) notwithstanding Section 10E(7) of By-law No. 6593, the density of the residential development shall not exceed 408 single family dwelling units;
- (e) notwithstanding Section 10E(17) of By-law No. 6593 not more than 16 townhouses having not more than 12 single-family dwelling units attached in a continuous row shall be permitted;
- (f) subsection 10A(6) of By-law No. 6593 shall not apply.

4. No building or structure shall be erected, altered, extended or enlarged, nor shall any building or structure or part thereof be used, nor shall any land be used, except in accordance with the "DE" District provisions, subject to the special requirements referred to in section 3.

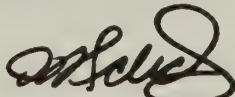
5. By-law No. 6593 is amended by adding this by-law to section 19B as Schedule S-1301.

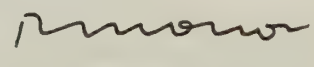
6. Sheet No. W-17D of the District Maps is amended by marking the lands referred to in section 1(a) of this by-law, S-1301.

7. The City Clerk is hereby authorized and directed to proceed with the giving of notice of the passing of this by-law, in accordance with the Planning Act.

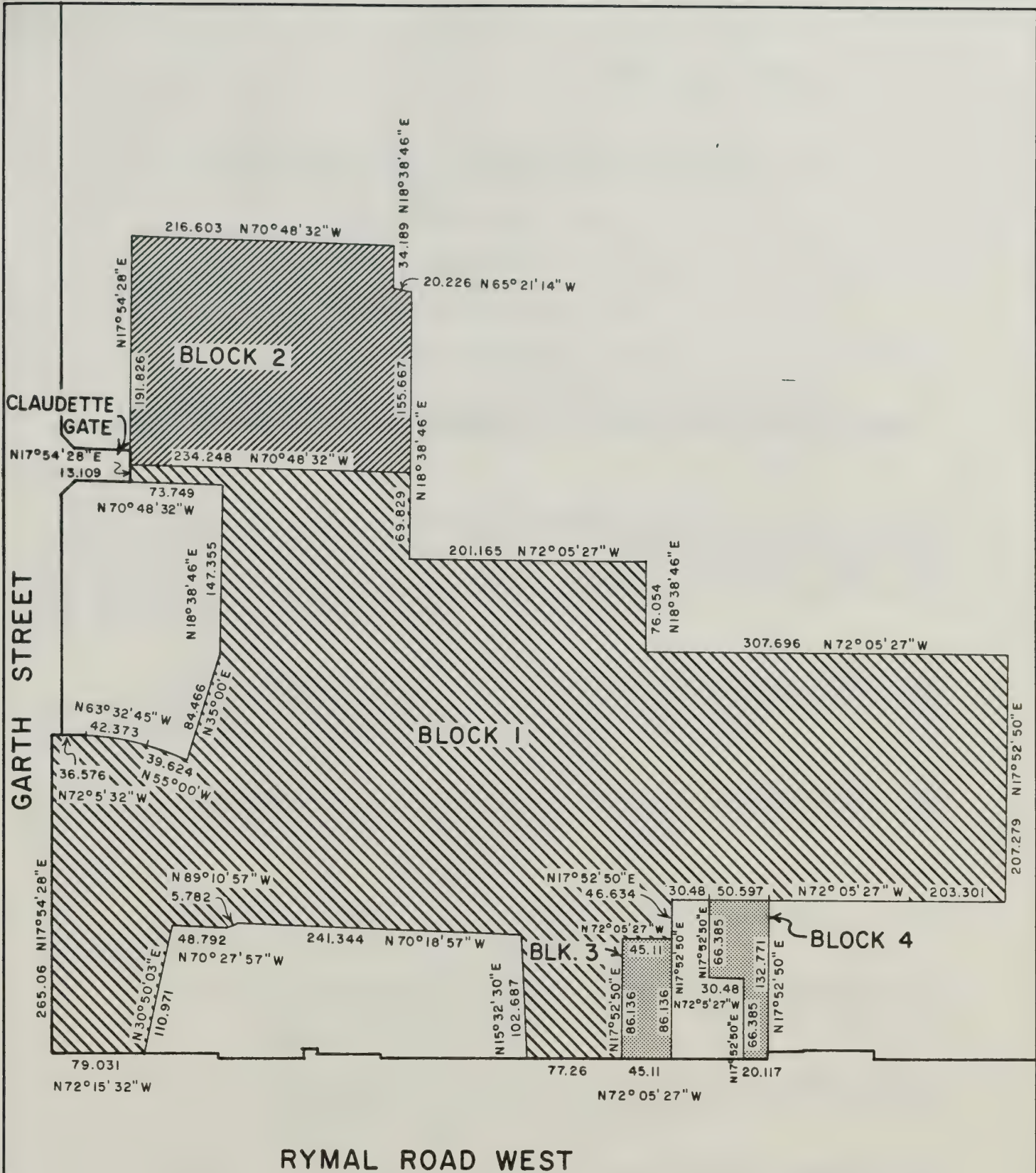
PASSED this 23rd day of February

A.D. 1993.


City Clerk


Mayor





NOTE: All dimensions are in metres

This is Schedule "A" to By-Law No. 93-...041
Passed the 23rd day of February, 1993.


Clerk


Mayor

City of Hamilton

Schedule A **Map Forming Part of** **By-Law No. 93-...041**

to Amend By-Law No. 6593

Regional Municipality of Hamilton-Wentworth
Planning and Development Department

Legend

Changes in zoning from:



BLOCK 1

"AA" (Agricultural) District to "DE" - "H" (Low Density Multiple Dwellings - Holding) District, modified.



BLOCK 2

"AA" (Agricultural) District to "RT-20" - "H" (Townhouse - Maisonette - Holding) District.



BLOCKS 3 & 4

"AA" (Agricultural) District to "B-2" - "H" (Suburban Residential - Holding) District.

North



Scale
NOT TO SCALE

Date
FEBRUARY 1993

Reference File No.
ZA 91 - 17

Drawn By
Z.K..

The Corporation of the City of Hamilton

BY-LAW NO. 93- 042

To Amend:

Zoning By-law No. 6593

Respecting:

LANDS LOCATED ON THE SOUTH SIDE OF RYMAL ROAD EAST
AND WEST OF THE PROPOSED EXTENSION OF UPPER WELLINGTON STREET

WHEREAS it is intended to change the zoning of the lands hereinafter referred to and to establish special requirements under section 19B of By-law No. 6593 passed on the 25th day of July 1950 and approved by the Ontario Municipal Board by Order dated the 7th day of December 1951, (File No. P.F.C. 3821);

AND WHEREAS this by-law is in conformity with the Official Plan of the Hamilton Planning Area, approved by the Minister under the Planning Act on June 1, 1982.

NOW THEREFORE the Council of The Corporation of the City of Hamilton enacts as follows:

1. Sheet No. E-9E of the District Maps, appended to and forming part of By-law No. 6593, is amended,

- (a) by changing from "AA" (Agricultural) District to "B-2" (Suburban Residential) District, the land comprised in Block 1;
- (b) by changing from "AA" (Agricultural) District to "C" (Urban Protected Residential, etc.) District, the land comprised in Block 2;
- (c) by changing from "AA" (Agricultural) District to "R-4" (Small Lot Single-Family Detached) District, the land comprised in Block 3;

the extent and boundaries of each of which Blocks 1, 2 and 3 are shown on a plan hereto annexed as Schedule "A".

2. The "B-2" (Suburban Residential) District provisions, as contained in Section 8B of Zoning By-law No. 6593, applicable to the lands referred to in section 1(a) are amended to the extent only of the special requirement that,

- (a) notwithstanding the provisions of Section 8B(4) of By-law No. 6593, not more than 29 lots shall have a width of not less than 15.0 m and an average lot area of 510.03 m² of which no lot shall have an area of less than 480.0 m².

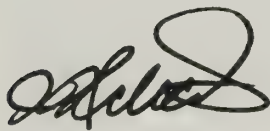
3. No building or structure shall be erected, altered, extended or enlarged, nor shall any building or structure or part thereof be used, nor shall any land be used, except in accordance with the "B-2" District provisions, subject to the special requirement referred to in section 2.

4. By-law No. 6593 is amended by adding this by-law to section 19B as Schedule S-1303.

5. Sheet No. E-9E of the District Maps is amended by marking the lands referred to in section 1(a) of this by-law, S-1303.

6. The City Clerk is hereby authorized and directed to proceed with the giving of notice of the passing of this by-law, in accordance with the Planning Act.

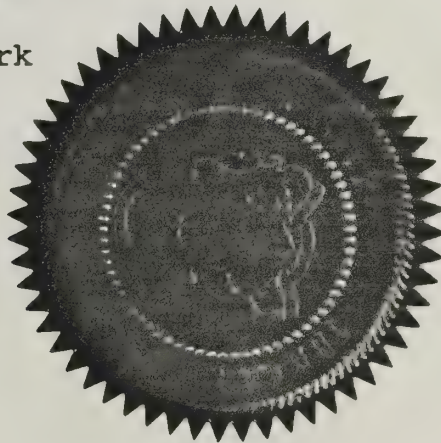
PASSED this 23rd day of February A.D. 1993.



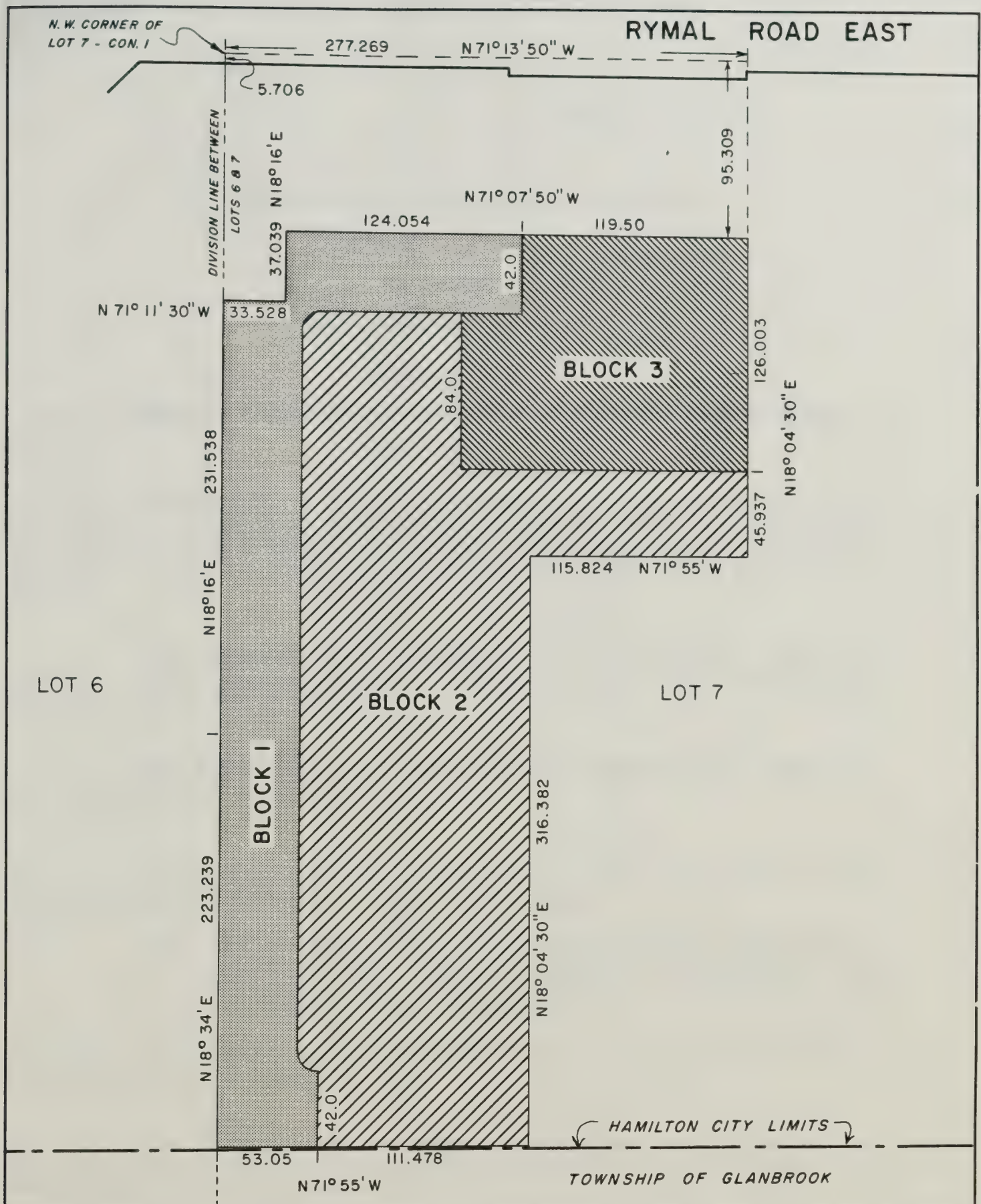
City Clerk



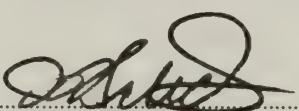
Mayor

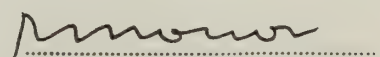


(1993) 3 R.P.D.C. 10, February 9
200 Rymal Road Inc.,
(Anthony Di Silvestro), Owner
Amended ZA-92-23



This is Schedule "A" to By-Law No. 93-042.
Passed the ...23rd day of February..., 1993.


Clerk


Mayor

City of Hamilton

Schedule A

Map Forming Part of
By-Law No. 93-042....

to Amend By-Law No. 6593

Regional Municipality of Hamilton-Wentworth
Planning and Development Department

Legend

Changes in zoning from "AA" (Agricultural) District to:

- BLOCK 1  "B-2" (Suburban Residential) District, modified.
- BLOCK 2  "C" (Urban Protected Residential, etc.) District.
- BLOCK 3  "R-4" (Small Lot Single - Family Detached) District.

North



Scale
NOT TO SCALE

Date
FEBRUARY 1993

Reference File No.
ZA 92 -23

Drawn By
Z.K..

The Corporation of the City of Hamilton

BY-LAW NO. 93- 054

To Amend:

Zoning By-law No. 6593

Respecting:

LANDS LOCATED AT MUNICIPAL NOS. 290-296 VICTORIA AVENUE NORTH

WHEREAS it is intended to change the zoning of the lands hereinafter referred to by amending By-law No. 6593, passed on the 25th day of July 1950 and approved by the Ontario Municipal Board by Order dated the 7th day of December 1951, (File No. P.F.C. 3821);

AND WHEREAS this by-law is in conformity with the Official Plan of the Hamilton Planning Area, approved by the Minister under the Planning Act on June 1, 1982.

NOW THEREFORE the Council of The Corporation of the City of Hamilton enacts as follows:

1. Sheet No. E-12 of the District Maps, appended to and forming part of By-law No. 6593, is amended,

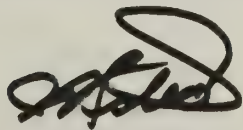
- (a) by changing from "D" (Urban Protected Residential - One and Two-Family Dwellings, Townhouses, etc.) District to "H" (Community Shopping and Commercial, etc.) District,

the land, the extent and boundaries of which are shown on a plan hereto annexed as Schedule "A".

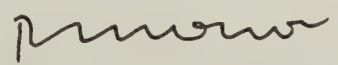
2. The City Clerk is hereby authorized and directed to proceed with the giving of notice of the passing of this by-law, in accordance with the Planning Act.

PASSED this 9th day of March

A.D. 1993.

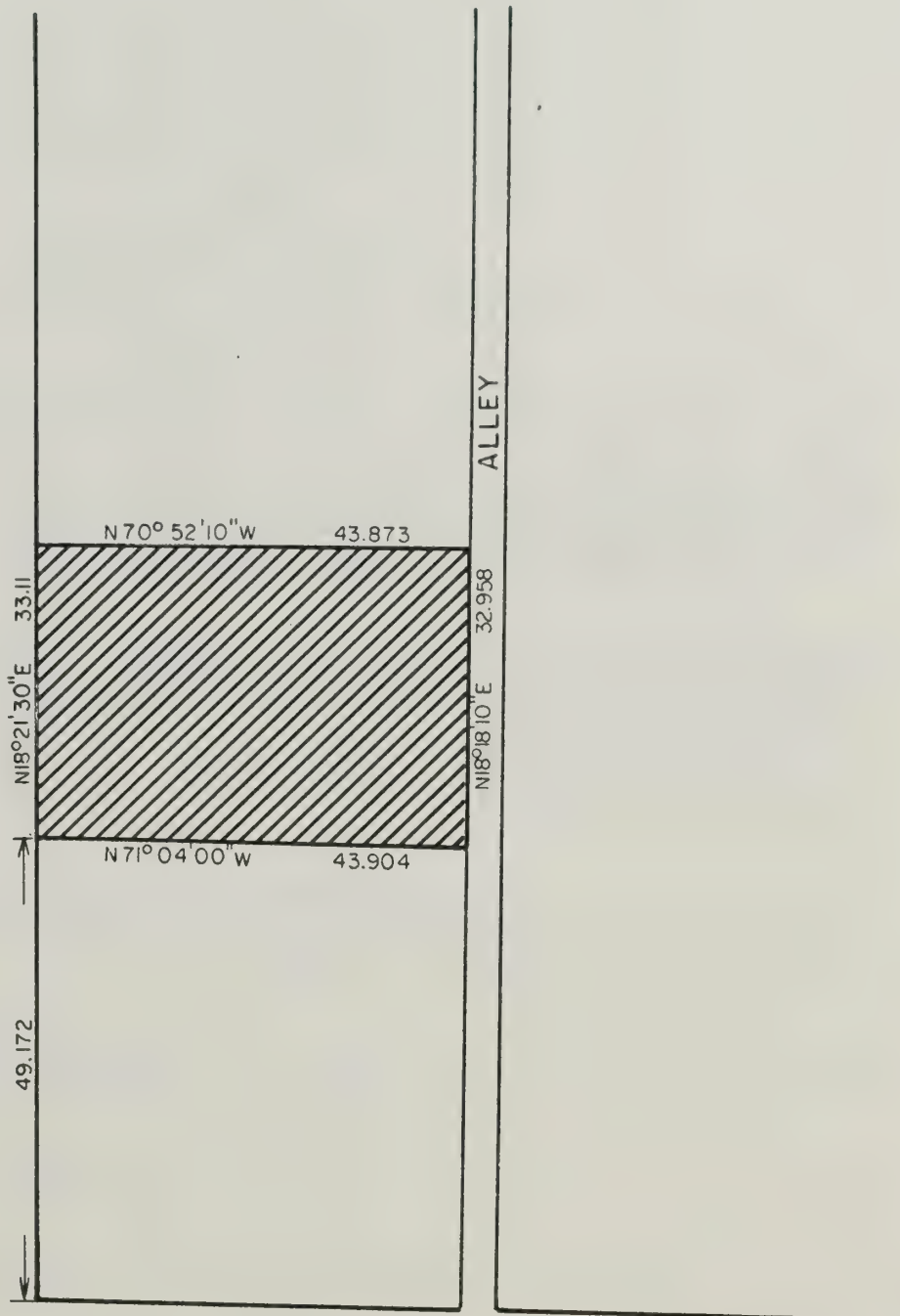


City Clerk



Mayor

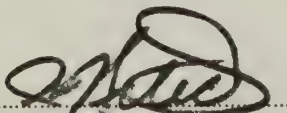
VICTORIA AVENUE NORTH

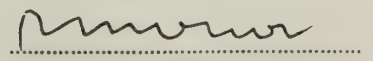


BARTON STREET EAST

NOTE: All dimensions are in metres

This is Schedule "A" to By-Law No. 93-054
Passed the 9th day of March, 1993


Clerk


Mayor

City of Hamilton

Schedule A

Map Forming Part of
By-Law No. 93-054

to Amend By-Law No. 6593

Regional Municipality of Hamilton-Wentworth
Planning and Development Department

Legend

Change in zoning from:



"D" (Urban Protected Residential -
One and Two - Family Dwellings,
Townhouses, etc.) District to "H"
(Community Shopping and Commercial,
etc.) District

North



Scale

NOT TO SCALE

Date

FEB. 12, 1993

Reference File No.

CI-92-E

Drawn By

P. W.

The Corporation of the City of Hamilton

BY-LAW NO. 93- 057

To Amend:

Zoning By-law No. 6593
As Amended by By-law No. 89-245

Respecting:

LANDS LOCATED AT MUNICIPAL NOS. 250 and 252 GIBSON AVENUE NORTH

WHEREAS it is intended to establish special requirements under section 19B of By-law No. 6593, passed on the 25th day of July, 1950 and approved by the Ontario Municipal Board by Order dated the 7th day of December, 1951, (File No. P.F.C. 3821);

AND WHEREAS the Council of The Corporation of the City of Hamilton passed By-law No. 89-245 on the 29th day of August 1989 to establish a special requirement under Section 19B of Zoning By-law No. 6593, for the "D" District, in respect of the lands located at Municipal Nos. 250 and 252 Gibson Avenue North, the extent and boundaries of which are shown on a plan thereto annexed as Schedule "A";

AND WHEREAS the Ontario Municipal Board by its Decision and Order (File No. R 900045), dated the 11th day of December 1990, directed that By-law No. 89-245 be amended as hereinafter provided;

AND WHEREAS this by-law is in conformity with the Official Plan of the Hamilton Planning Area, approved by the Minister under the Planning Act on June 1, 1982.

NOW THEREFORE the Council of The Corporation of the City of Hamilton enacts as follows:

1. Section 1 of By-law No. 89-245, passed on the 29th day of August 1989, is amended by adding the following thereto:

(b) Section 18.(3)(ivc)(b) of By-law No. 6593 shall not apply;

(c) all vehicular parking must be provided and maintained only on the existing lot(s).

2. No building or structure shall be erected, altered, extended or enlarged, nor shall any building or structure or part thereof be used, nor shall any land be used, except in accordance with the "D" District provisions, subject to the special requirements referred to in section 1 of this by-law and section 1 of By-law No. 89-245.

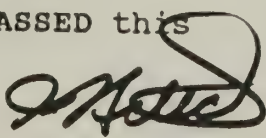
3. By-law No. 6593 is amended by adding this by-law to section 19B as Schedule S-459b.

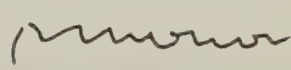
4. Sheet No. E-21 of the District Maps is amended by marking the lands referred to in section 1 of this by-law, S-459b.

5. In all other respects, By-law No. 89-245 is hereby confirmed, unchanged.

PASSED this 9th day of March

A.D. 1993.


City Clerk


Mayor



The Corporation of the City of Hamilton

BY-LAW NO. 93- 058

To Amend:

Zoning By-law No. 6593
As Amended by By-law No. 90-181

Respecting:

LANDS LOCATED AT
MUNICIPAL NOS. 1610, 1614, 1620 AND 1626 UPPER GAGE AVENUE

WHEREAS it is intended to establish a special requirement under section 19B of By-law No. 6593, passed on the 25th day of July, 1950 and approved by the Ontario Municipal Board by Order dated the 7th day of December, 1951, (File No. P.F.C. 3821);

AND WHEREAS the Council of The Corporation of the City of Hamilton passed By-law No. 90-181 on the 26th day of June 1990 to change the zoning of the lands located at Municipal Nos. 1610, 1614, 1620 and 1626 Upper Gage Avenue, the extent and boundaries of which are shown on a plan thereto annexed as Schedule "A";

AND WHEREAS the Ontario Municipal Board by its Decision and Order (File No. R 900619), dated the 11th day of January 1991, directed that By-law No. 90-181 be amended as hereinafter provided;

AND WHEREAS this by-law is in conformity with the Official Plan of the Hamilton Planning Area, approved by the Minister under the Planning Act on June 1, 1982.

NOW THEREFORE the Council of The Corporation of the City of Hamilton enacts as follows;

1. By-law No. 90-181, passed on the 26th day of June 1990, is amended by adding the following thereto:

"2. The "RT-20" (Townhouse - Maisonette) District provisions as contained in Section 10E of By-law No. 6593, applicable to the land referred to in section 1, are amended to the extent only of the following special requirement that,

(a) Section 10E(2)(a)3 of By-law No. 6593 shall not apply.

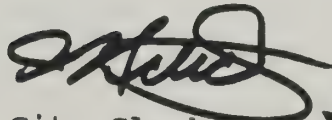
3. No building or structure shall be erected, altered, extended or enlarged, nor shall any building or structure or part thereof be used, nor shall any land be used, except in accordance with the "RT-20" District provisions, subject to the special requirement referred to in section 2 of this by-law.

4. By-law No. 6593 is amended by adding this by-law to section 19B as Schedule S-1304.

4. Sheet No. E-38D of the District Maps is amended by marking the lands referred to in section 1 of this by-law, S-1304."

2. In all other respects, By-law No. 90-181 is hereby confirmed, unchanged.

PASSED this 9th day of March A.D. 1993.


City Clerk





Mayor

(1990) 9 R.P.D.C. 12, April 24
Ontario Municipal Board Decision,
and Order dated January 11, 1991
H.C. Harnden and H.A. Anderson, Owners
ZA-90-16

The Corporation of the City of Hamilton

BY-LAW NO. 93- 062

To Amend:

Zoning By-law No. 6593
As Amended by Zoning By-law No. 89-163

Respecting:

LAND LOCATED AT MUNICIPAL NO. 10 HEMPSTEAD DRIVE

WHEREAS it is intended to establish special requirements under section 19B of By-law No. 6593, passed on the 25th day of July, 1950 and approved by the Ontario Municipal Board by Order dated the 7th day of December, 1951, (File No. P.F.C. 3821);

AND WHEREAS the Council of The Corporation of the City of Hamilton passed By-law No. 89-163 on the 9th day of May 1989, to establish a special requirement under Section 19B of Zoning By-law No. 6593, for the "M-14" District, in respect of the land located at Municipal No. 10 Hempstead Drive, the extent and boundaries of which are shown on a plan thereto annexed as Schedule "A", which by-law came into force on the day it was passed in accordance with Section 34(19) of the Planning Act, 1983, S.O. 1983, c. 1;

AND WHEREAS the Council of The Corporation of the City of Hamilton, in adopting Section 12 of the 5th Report of the Planning and Development Committee at its meeting held on the 9th day of March 1993, recommended that Zoning By-law No. 6593, as amended by By-law No. 89-163, be further amended to establish a special requirement under Section 19B of Zoning By-law No. 6593 in respect of the above-captioned land, the extent and boundaries of which are shown on a plan hereto annexed as Schedule "A" and forming part of this by-law;

AND WHEREAS this by-law is in conformity with the Official Plan of the Hamilton Planning Area, approved by the Minister under the Planning Act on June 1, 1982.

NOW THEREFORE the Council of The Corporation of the City of Hamilton enacts as follows:

1. The "M-14" (Prestige Industrial) District provisions, as contained in Section 17F of Zoning By-law No. 6593, applicable to the lands, the extent and boundaries of which are shown on a plan hereto annexed as Schedule "A", are amended to the extent only of the special requirement that,

(a) notwithstanding Section 17F(1)(b) of By-law No. 6593, a motor vehicle repair shop except a paint and autobody repair shop shall be permitted.

2. No building or structure shall be erected, altered, extended or enlarged, nor shall any building or structure or part thereof be used, nor shall any land be used, except in accordance with the "M-14" District provisions, subject to the special requirement referred to in section 1.

3. By-law No. 6593 is amended by adding this by-law to section 19B as Schedule S-1124a.

4. Sheet No. E-59D of the District Maps is amended by marking the lands referred to in section 1 of By-law No. 89-163 and section 1 of this by-law, S-1124a.

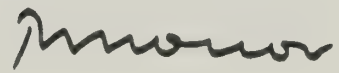
5. The City Clerk is hereby authorized and directed to proceed with the giving of notice of the passing of this by-law, in accordance with the Planning Act.

PASSED this 30th day of March

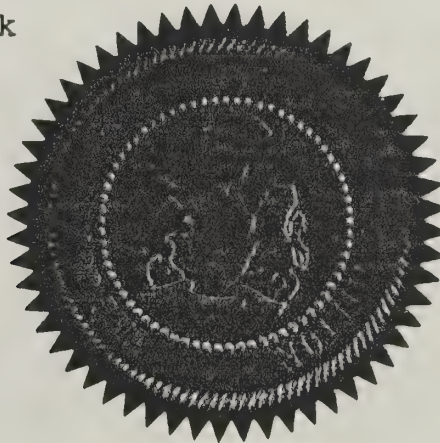
A.D. 1993.



City Clerk



Mayor

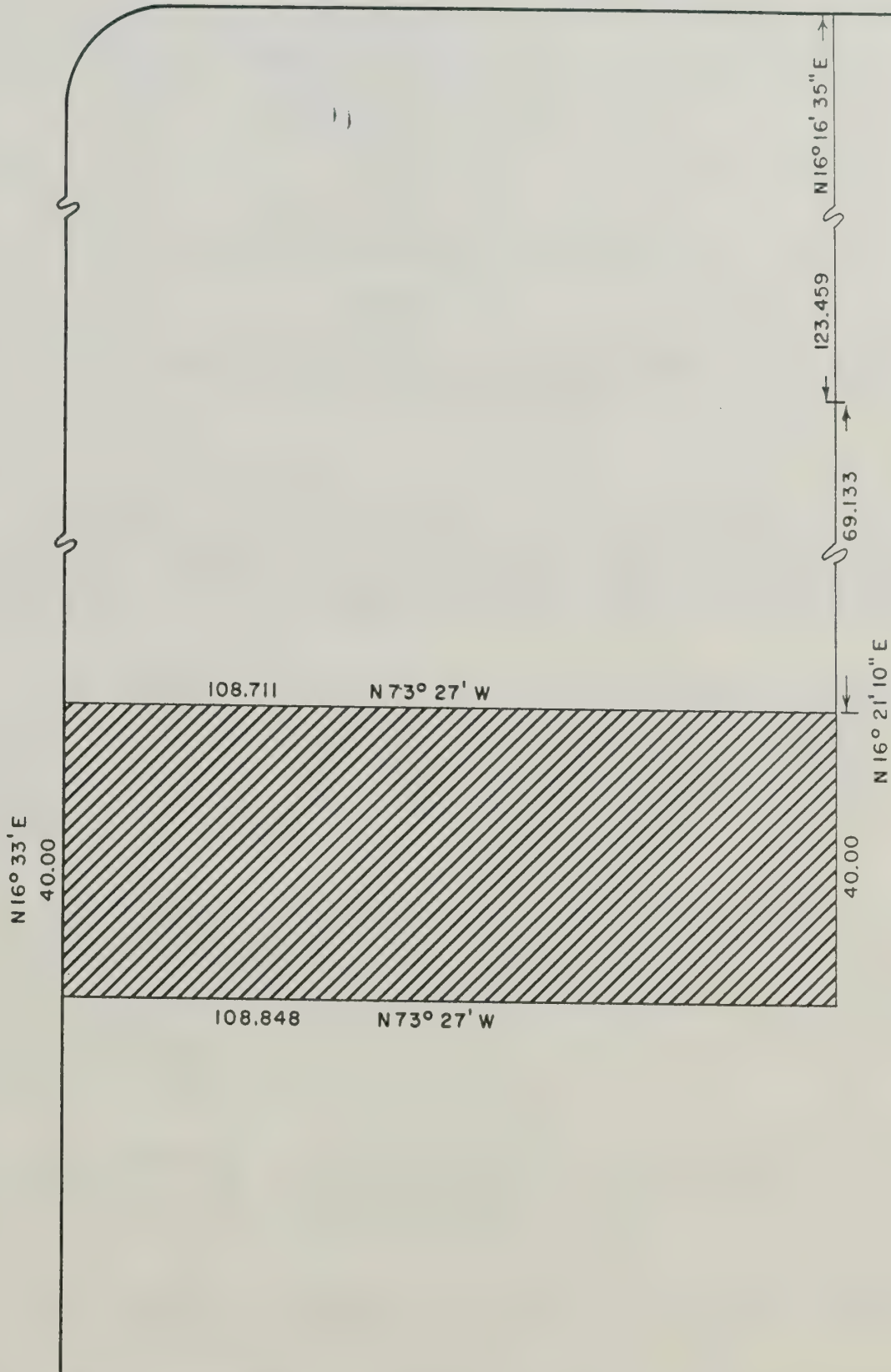


(1993) 5 R.P.D.C. 12, March 9
Mr. G. Sebastian Inc., Owner
ZA-92-46

HEMPSTEAD DRIVE

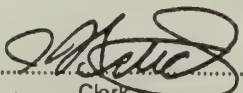
HEMPSTEAD DRIVE

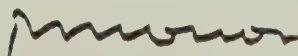
LANCING DRIVE



NOTE: All dimensions are in metres

This is Schedule "A" to By-Law No. 93 - .062
Passed the 30th day of March, 1993.


Clerk


Mayor

City of Hamilton

Schedule A

Map Forming Part of
By-Law No. 93 - .062....

to Amend By-Law No. 6593

Regional Municipality of Hamilton-Wentworth
Planning and Development Department

Legend



Lands to be regulated by
By-Law No. 93 - .062.

North



Scale
NOT TO SCALE

Date
MARCH 1993

Reference File No.
ZA 92-46

Drawn By
Z.K.

The Corporation of the City of Hamilton

BY-LAW NO. 93- 063

To Amend:

Zoning By-law No. 6593
As Amended by By-law No. 92-281

Respecting:

**FRONT YARD PARKING FOR SINGLE AND TWO-FAMILY DWELLINGS
IN RESIDENTIAL DISTRICTS**

WHEREAS the Council of The Corporation of the City of Hamilton passed Zoning By-law No. 6593 on the 25th day of July 1950, which by-law was approved by the Ontario Municipal Board by Order dated the 7th day of December 1951, (File No. P.F.C. 3821);

AND WHEREAS the Council of The Corporation of the City of Hamilton passed By-law No. 92-281 on the 10th day of November 1992 to amend Zoning By-law No. 6593 to provide for a general text amendment to implement the "Housing Intensification Strategy" respecting residential conversion, as adopted by City Council on the 25th day of June 1991;

AND WHEREAS the Council of The Corporation of the City of Hamilton, in adopting Section 14 of the 5th Report of the Planning and Development Committee at its meeting held on the 9th day of March 1993, recommended that Zoning By-law No. 6593, as amended by By-law No. 92-281, be further amended to modify the front yard parking requirements for single and two-family dwellings in residential districts as hereinafter provided;

AND WHEREAS this by-law is in conformity with the Official Plan of the Hamilton Planning Area, approved by the Minister under the Planning Act on June 1, 1982.

NOW THEREFORE the Council of The Corporation of the City of Hamilton enacts as follows:

1. (a) Clause 19(1)(v)(1) of Section 7 of By-law No. 92-281 is deleted and the following substituted therefor:

"it may be located in a required front yard provided that the area for parking, manoeuvring and access driveway shall not occupy more than 50% of the gross area of the front yard;"

(b) Clause 19(2)(vi)(1) of Section 7 of the said by-law is deleted and the following substituted therefor:

"it may be located in a required front yard provided that the area for parking, manoeuvring and access driveway shall not occupy more than 50% of the gross area of the front yard;"

2. (a) Clause 18A.(14a) of Section 8 of the said by-law is deleted and the following substituted therefor:

"Except for single-family dwellings and two-family dwellings erected prior to the 14th day of December 1971, no part of a required parking area in a residential district shall be located in a required front yard and not less than 50% of the gross area of the front yard shall be used for a landscaped area excluding concrete, asphalt, gravel, pavers, or other similar materials."

(b) Clauses 18A.(14b) and 18A.(14b)(i) of Section 8 of the said by-law are deleted and the following substituted therefor:

"For single-family dwellings and two-family dwellings erected prior to the 14th day of December 1971, parking may be provided and maintained in the front yard provided that:

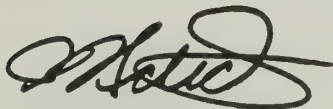
(i) the area for parking shall not occupy more than 50% of the gross area of the front yard; and,"

3. In all other respects, By-law No. 92-281 is hereby confirmed, unchanged.

4. The City Clerk is hereby authorized and directed to proceed with the giving of notice of the passing of this by-law, in accordance with the Planning Act.

PASSED this 30th day of March

A.D. 1993.



City Clerk



Mayor



The Corporation of the City of Hamilton

BY-LAW NO. 93-064

To Amend:
Zoning By-law No. 6593
and to Repeal By-laws No. 91-206 and 92-046

Respecting:

**LANDS LOCATED AT THE SOUTH-WEST CORNER OF UPPER SHERMAN AVENUE
AND LIMERIDGE ROAD EAST**

WHEREAS it is intended to change the zoning of the lands hereinafter referred to and to establish special requirements under section 19B of By-law No. 6593 passed on the 25th day of July 1950 and approved by the Ontario Municipal Board by Order dated the 7th day of December 1951, (File No. P.F.C. 3821);

AND WHEREAS the Council of The Corporation of the City of Hamilton passed By-law No. 91-206 on the 29th day of October 1991 to change the zoning and establish special requirements under Section 19B of Zoning By-law No. 6593, for the "HH" District, in respect of the above-captioned land, the extent and boundaries of which are shown on a plan thereto annexed as Schedule "A", which by-law came into force on the day it was passed in accordance with Section 34(19) of the Planning Act, R.S.O. 1990, Chapter P.13;

AND WHEREAS the Council of The Corporation of the City of Hamilton passed By-law No. 92-046 on the 28th day of January 1992 to amend By-law No. 91-206 to delete a video store as a permitted use in respect of the above-captioned land, which by-law came into force on the day it was passed in accordance with Section 34(19) of the Planning Act, R.S.O. 1990, Chapter P.13;

AND WHEREAS the Council of The Corporation of the City of Hamilton, in adopting Section 13 of the 5th Report of the Planning and Development Committee at its meeting held on the 9th day of March 1993, recommended that Zoning By-law No. 6593 be amended as hereinafter provided and that By-laws No. 91-206 and 92-046 be repealed in their entirety;

AND WHEREAS this by-law is in conformity with the Official Plan of the Hamilton Planning Area, approved by the Minister under the Planning Act on June 1, 1982.

NOW THEREFORE the Council of The Corporation of the City of Hamilton enacts as follows:

1. By-laws No. 91-206 and 92-046 are hereby repealed in their entirety.
2. Sheets No. E-27A and E-27B of the District Maps, appended to and forming part of By-law No. 6593, are amended,
 - (a) by changing from "AA" (Agricultural) District to "G-4" (Designed Neighbourhood Shopping Area) District,

the land, the extent and boundaries of which are shown on a plan hereto annexed as Schedule "A".

3. The "G-4" (Designed Neighbourhood Shopping Area) District provisions, as contained in Section 13D of Zoning By-law No. 6593, applicable to the lands referred to in section 1 are amended to the extent only of the special requirements that,

- (a) notwithstanding Section 13D(1)B of By-law No. 6593, a gas bar shall be permitted;
- (b) a landscaped strip not less than 3.0 m in width and a visual barrier not less than 1.2 m and not more than 2.0 m in height shall be provided and maintained along the entire westerly and southerly lot lines.

4. No building or structure shall be erected, altered, extended or enlarged, nor shall any building or structure or part thereof be used, nor shall any land be used, except in accordance with the "G-4" District provisions, subject to the special requirements referred to in section 3.

5. By-law No. 6593 is amended by adding this by-law to section 19B as Schedule S-1305.

6. Sheets No. E-27A and E-27B of the District Maps are amended by marking the lands referred to in section 2 of this by-law, S-1305.

7. The City Clerk is hereby authorized and directed to proceed with the giving of notice of the passing of this by-law, in accordance with the Planning Act.

PASSED this 30th day of March A.D. 1993.



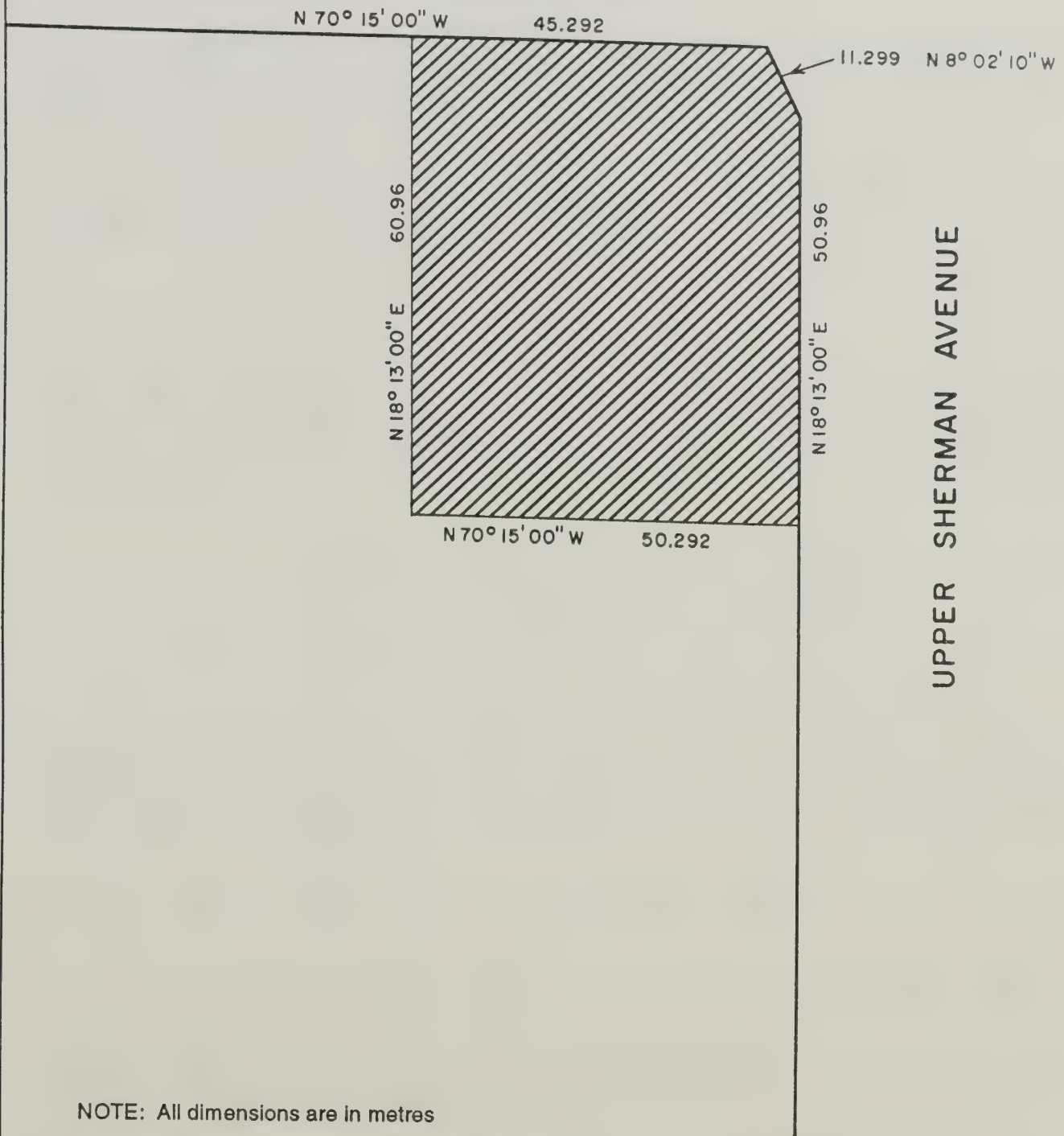
City Clerk



Mayor



LIMERIDGE ROAD EAST



NOTE: All dimensions are in metres

This is Schedule "A" to By-Law No. 93-064
Passed the 30th day of March, 1993.


Clerk


Mayor

City of Hamilton

Schedule A

Map Forming Part of
By-Law No. 93-064....

to Amend By-Law No. 6593

Regional Municipality of Hamilton-Wentworth
Planning and Development Department

Legend

Change in zoning from:



"AA" (Agricultural) District to "G-4"
(Designed Neighbourhood Shopping
Area) District, modified.

North



Scale
NOT TO SCALE

Date
MARCH 1993

Reference File No.
ZA 92 - 50

Drawn By
Z.K.

The Corporation of the City of Hamilton

BY-LAW NO. 93- 086

To Amend:

Zoning By-law No. 6593

Respecting:

LAND LOCATED AT PART OF MUNICIPAL NO. 96 MARY STREET
(BEASLEY PARK)

WHEREAS it is intended to establish special requirements under section 19B of By-law No. 6593, passed on the 25th day of July, 1950 and approved by the Ontario Municipal Board by Order dated the 7th day of December, 1951, (File No. P.F.C. 3821);

AND WHEREAS this by-law is in conformity with the Official Plan of the Hamilton Planning Area, approved by the Minister under the Planning Act on June 1, 1982.

NOW THEREFORE the Council of The Corporation of the City of Hamilton enacts as follows:

1. The "D" (Urban Protected Residential - One and Two-Family Dwellings, Townhouses, etc.) District provisions, as contained in Section 10 of Zoning By-law No. 6593, applicable to the lands, the extent and boundaries of which are shown on a plan hereto annexed as Schedule "A", are amended to the extent only of the special requirements that,

- (a) notwithstanding Section 10.(1) of By-law No. 6593, a public parking area, containing a maximum of five parking spaces, shall be permitted;
- (b) Sections 18A.(1)(f), 18A.(11), 18A.(12) and 18A.(30) of By-law No. 6593 shall not apply.

2. No building or structure shall be erected, altered, extended or enlarged, nor shall any building or structure or part thereof be used, nor shall any land be used, except in accordance with the "D" District provisions, subject to the special requirements referred to in section 1.

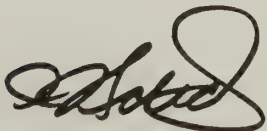
3. By-law No. 6593 is amended by adding this by-law to section 19B as Schedule S-1306.

4. Sheet No. E-4 of the District Maps is amended by marking the lands referred to in section 1 of this by-law, S-1306.

5. The City Clerk is hereby authorized and directed to proceed with the giving of notice of the passing of this by-law, in accordance with the Planning Act.

PASSED this 13th day of April

A.D. 1993.



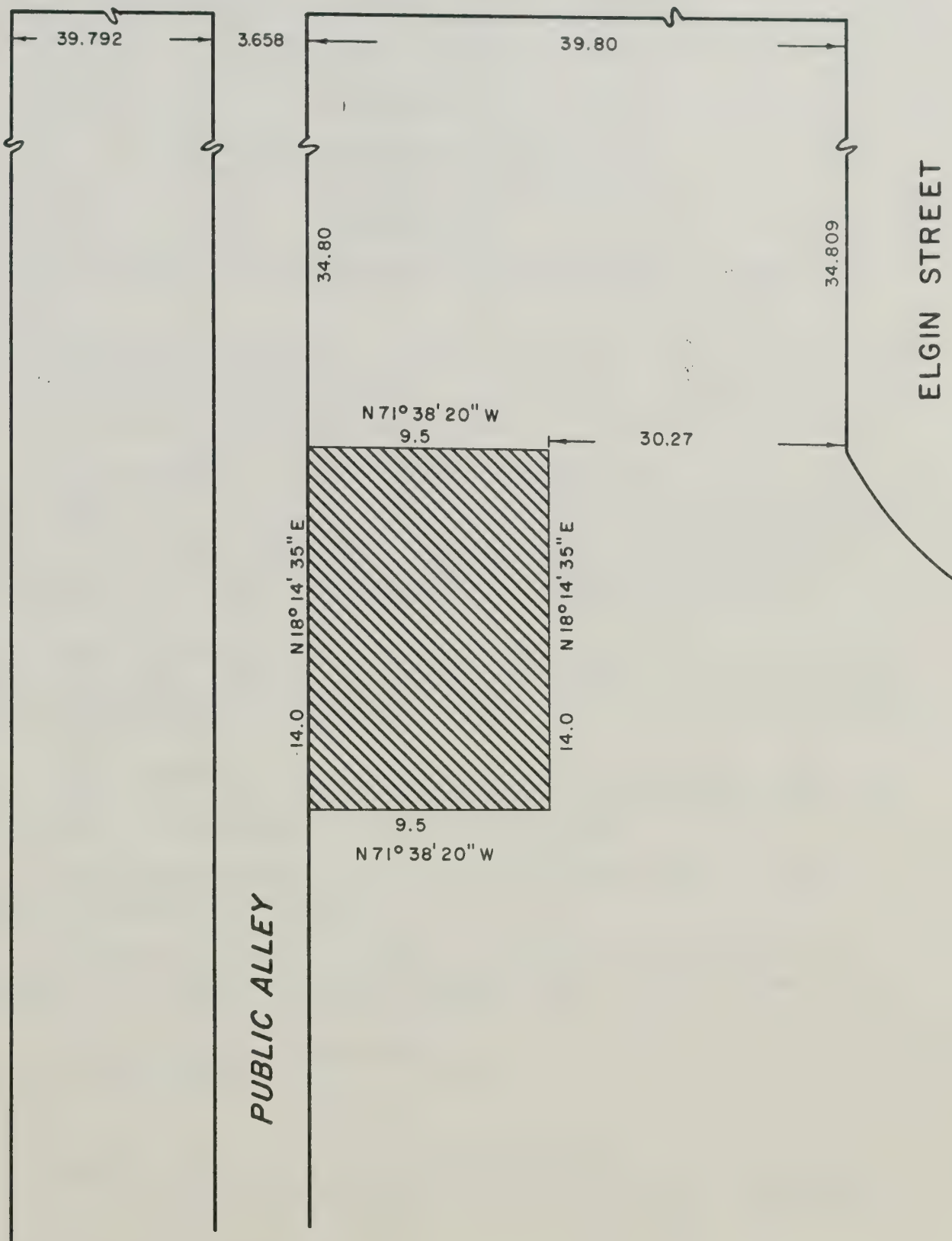
City Clerk



Mayor



MARY STREET



This is Schedule "A" to By-Law No. 93 - 086
Passed the 13th day of April, 1993.

[Signature]
Clerk

Mayor

Schedule A

Map Forming Part of
By-Law No. 93 -.086....

**Regional Municipality of Hamilton-Wentworth
Planning and Development Department**

Lands to be regulated by
By-Law No. 93 -...086.

North



Scale
NOT TO SCALE

Date
MARCH 1993

Reference File No.
C.I. -92-H

Drawn By
Z.K.

The Corporation of the City of Hamilton

BY-LAW NO. 93-087

To Amend:

Zoning By-law No. 6593
As Amended by By-law No. 92-003

Respecting:

LAND LOCATED AT MUNICIPAL NO. 1341 UPPER JAMES STREET

WHEREAS the Council of The Corporation of the City of Hamilton passed Zoning By-law No. 6593 on the 25th day of July 1950, which by-law was approved by the Ontario Municipal Board by Order dated the 7th day of December 1951, (File No. P.F.C. 3821);

AND WHEREAS the Council of The Corporation of the City of Hamilton passed By-law No. 92-003 on the 10th day of December 1991 to change the zoning and to establish special requirements under Section 19B of Zoning By-law No. 6593, for the "HH" District, in respect of the above-captioned lands, the extent and boundaries of which are shown on a plan thereto annexed as Schedule "A";

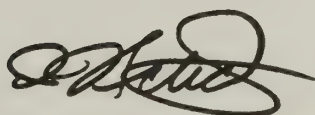
AND WHEREAS the Ontario Municipal Board by its Decision and Order (File No. R 920072), dated the 27th day of January 1993, directed that By-law No. 92-003 be amended to include the site plan, as hereinafter provided;

AND WHEREAS this by-law is in conformity with the Official Plan of the Hamilton Planning Area, approved by the Minister under the Planning Act on June 1, 1982.

NOW THEREFORE the Council of The Corporation of the City of Hamilton enacts as follows:

1. By-law No. 92-003, passed on the 10th day December 1991, is amended by adding thereto Schedule "B", hereto annexed as Schedule "A" and forming part of this by-law.
2. In all other respects, By-law No. 92-003 is hereby confirmed, unchanged.

PASSED this 13th day of April A.D. 1993.



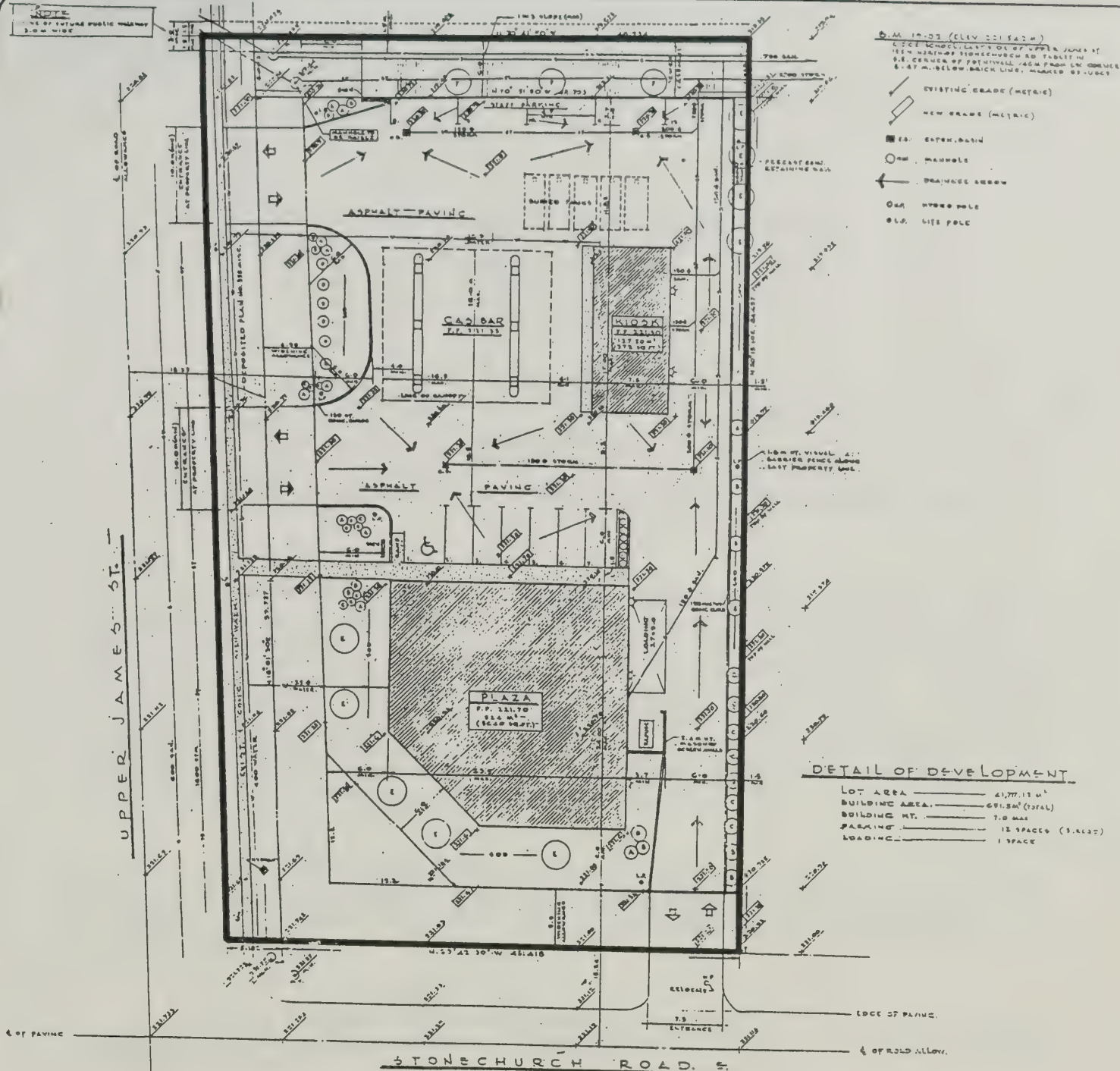
City Clerk



Mayor



NOTE
1. OF FUTURE PUBLIC HIGHWAY
3.0 M WIDE



PART LOT 14 CONCN 7
TWP OF EASTON
NEW IN
CITY OF HAMILTON
REGIONAL MUNICIPALITY OF HAMILTON-WENTWORTH

SCHEDULE 1

NO.	DATE	REVISION
1.	3/11/91	PARKING & GRADES ALTERED AT NORTH END
2.	3/11/91	FUTURE HIGHWAY 3000 LANDSCAPING CODES
3.	5/11/91	FENCING AT EAST PROPERTY LINE ADDED
		CONCRETE ISLANDS MOVED 10M & 15M DIMENSIONS ALTERED

LANDSCAPE MATERIAL			
PLANT	NO.	HEIGHT (CALIPER)	SPECIES
A. CROWN PRINCE JUNIPER	11	45 CM	JUNIPER COMMUNIS PRINCEAL AUCUL
B. MUEHLENBERGIA	15	40 CM	FINIS MUEHLENBERGIA
C. BIRCH	13	60 CM	BETULA ALBA
D. POTENTILLA	6	50 CM	POTENTILLA FRUTICOSA
E. LITTLE LEAF LIME	9	100 CM	FRAXINUS AMERICANA
F. WHITE OAK	3	100 CM	FRAXINUS AMERICANA

ONTARIO ASSOCIATION
OF LANDSCAPE ARCHITECTS
JAMES CHAPMAN
LICENSE
807

PROPOSED GAS BAR & PLAZA
C.D.N. PETROLEUMS LTD.
UPPER JAMES ST & STONECHURCH RD. HAMILTON

SCALE: 1:200	SITE PLAN DRAINAGE PLAN LANDSCAPE PLAN	1 of 2
DATE: 5/1/91		

NOTES: 1) All dimensions are in metres
2) Refer to approved Site Plan DA-91-59

This is Schedule "A" to By-Law No. 93-087
Passed the 13th day of April, 1993.

Clerk

Mayor

City of Hamilton
Schedule B
Map Forming Part of
By-Law No. 92-003
to Amend By-Law No. 6593
Regional Municipality of Hamilton-Wentworth
Planning and Development Department

Legend

Lands to be regulated by By-law No. 92-003, as amended by By-Law 93-087.

North 	Scale NOT TO SCALE	Reference File No. ZA-91-14
	Date MARCH, 1993	Drawn By T.A.

The Corporation of the City of Hamilton

BY-LAW NO. 93-088

To Amend:

Zoning By-law No. 6593
As Amended by Zoning By-law No. 92-305

Respecting:

LAND LOCATED AT MUNICIPAL NO. 860 UPPER WENTWORTH STREET

WHEREAS By-law No. 92-305, passed by the Council of The Corporation of the City of Hamilton on the 8th day of December 1992, rezoned the above-captioned lands from "AA" (Agricultural) District to "C" - 'H' (Urban Protected Residential, etc. - Holding) District (Block 1) and from "C" (Urban Protected Residential, etc.) District to "C" - 'H' (Urban Protected Residential, etc. - Holding) District (Block 2) and established special requirements with respect to the said lands, the extent and boundaries of which are shown on a plan thereto annexed as Schedule "A";

AND WHEREAS section 2(a) of By-law No. 92-305 provides that upon the applicant/owner applying for and receiving approval of a Site Plan, the 'H' symbol shall be removed by amendment to By-law No. 92-305;

AND WHEREAS the applicant has applied for and received approval of Site Plan Control Application DA-92-59 on the 22nd day of March 1993;

AND WHEREAS this by-law does not conflict with the intent of the Official Plan of the Hamilton Planning Area, approved by the Minister under the Planning Act on June 1, 1982;

AND WHEREAS City Council in adopting Item of the 7th Report of the Planning and Development Committee at its meeting held on the 13th day of April 1993, directed that By-law No. 92-305 be amended to remove the 'H' (Holding) symbol in respect of the above lands.

NOW THEREFORE the Council of The Corporation of the City of Hamilton enacts as follows:

1. The 'H' (Holding) symbol affixed by By-law No. 92-305, passed on the 8th day of December 1992, to the "C" - 'H' (Urban Protected Residential, etc. - Holding) District designation of Blocks 1 and 2, the extent and boundaries of which are shown on a plan annexed as Schedule "A" to By-law No. 92-305 and forming part thereof, is hereby removed, and the development of the lands comprised in said Blocks 1 and 2 may proceed in accordance with the "C" District provisions of Zoning By-law No. 6593, subject to the special requirements referred to in section 3 of By-law No. 92-305.

2. Sheet No. E-18 of the District Maps, appended to and forming part of Zoning By-law No. 6593, as amended by section 1 of By-law No. 92-305, is further amended by changing from "C" - 'H' (Urban Protected Residential, etc. - Holding) District to "C" (Urban Protected Residential, etc.) District the lands comprised in Blocks 1 and 2, the extent and boundaries of which are shown on a plan hereto annexed as Schedule "A" and forming part of this by-law.

3. No building or structure shall be erected, altered, extended or enlarged, nor shall any building or structure or part thereof be used, nor shall any land be used, except in accordance with the "C" District provisions, subject to the special requirements referred to in section 3 of By-law No. 92-305.

4. By-law No. 6593, as amended by By-law No. 92-305, passed on the 8th day of December 1992, is further amended by adding this by-law to section 19B as Schedule S-1294a.

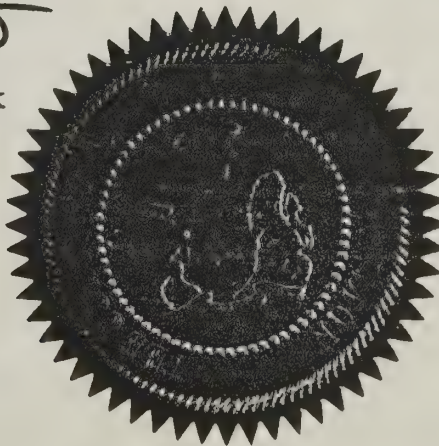
5. Sheet No. E-18 of the District Maps, as amended by By-law No. 92-305, passed on the 8th day of December 1992, is further amended by marking the lands referred to in section 1 of By-law No. 92-305 and section 1 of this by-law, S-1294a.

PASSED this 13th day of April

A.D. 1993.



City Clerk

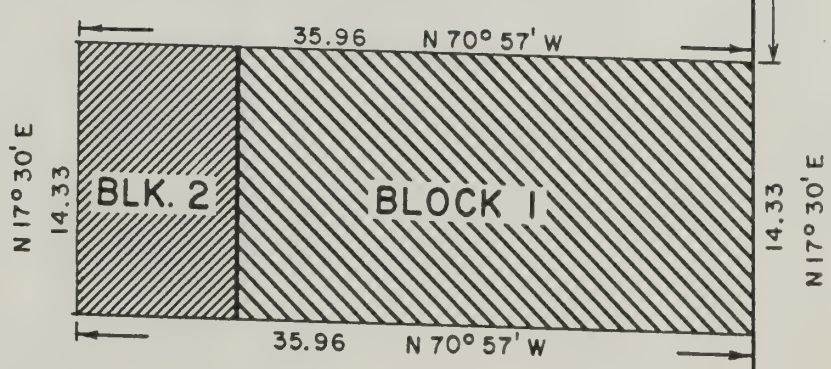



Mayor

NORTH EAST CORNER
OF LOT 11 - CON. 6

MOHAWK ROAD EAST

UPPER WENTWORTH STREET



NOTE: All dimensions are in metres

This is Schedule "A" to By-Law No. 93 -...088
Passed the ...13th day of ...April..., 1993.

Clerk

Mayor

City of Hamilton

Schedule A

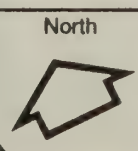
Map Forming Part of
By-Law No. 93 -...088...

to Amend By-Law No. 6593

Regional Municipality of Hamilton-Wentworth
Planning and Development Department

Legend

- BLOCK 1 Lands to be regulated by
By-Law No. 93 -...088...
- BLOCK 2



Scale
NOT TO SCALE

Date
MARCH 1993

Reference File No.
ZA R-93-11

Drawn By
Z.K.

The Corporation of the City of Hamilton

BY-LAW NO. 93-093

To Amend:

Zoning By-law No. 6593

Respecting:

LANDS LOCATED BETWEEN DUNCAIRN CRESCENT AND HEATHERDALE PLACE,
AND WEST OF GONDOLA STREET

WHEREAS it is intended to establish a special requirement under section 19B of By-law No. 6593, passed on the 25th day of July, 1950 and approved by the Ontario Municipal Board by Order dated the 7th day of December, 1951, (File No. P.F.C. 3821);

AND WHEREAS this by-law is in conformity with the Official Plan of the Hamilton Planning Area, approved by the Minister under the Planning Act on June 1, 1982.

NOW THEREFORE the Council of The Corporation of the City of Hamilton enacts as follows:

1. The "C" (Urban Protected Residential, etc.) District provisions, as contained in Section 9 of Zoning By-law No. 6593, applicable to the lands, the extent and boundaries of which are shown on a plan hereto annexed as Schedule "A", are amended to the extent only of the special requirement that,

(a) notwithstanding Section 9.(4) of By-law No. 6593, a minimum lot width of 11.4 m (37.4 ft) and a minimum lot area of 350.0 m² (3,767.5 sq. ft.), shall be provided and maintained for every lot.

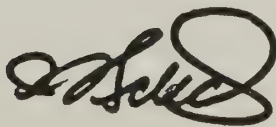
2. No building or structure shall be erected, altered, extended or enlarged, nor shall any building or structure or part thereof be used, nor shall any land be used, except in accordance with the "C" District provisions, subject to the special requirement referred to in section 1.

3. By-law No. 6593 is amended by adding this by-law to section 19B as Schedule S-1307.

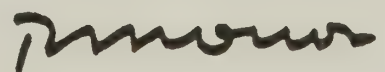
4. Sheet No. W-17B of the District Maps is amended by marking the lands referred to in section 1 of this by-law, S-1307.

5. The City Clerk is hereby authorized and directed to proceed with the giving of notice of the passing of this by-law, in accordance with the Planning Act.

PASSED this 27th day of April A.D. 1993.



City Clerk



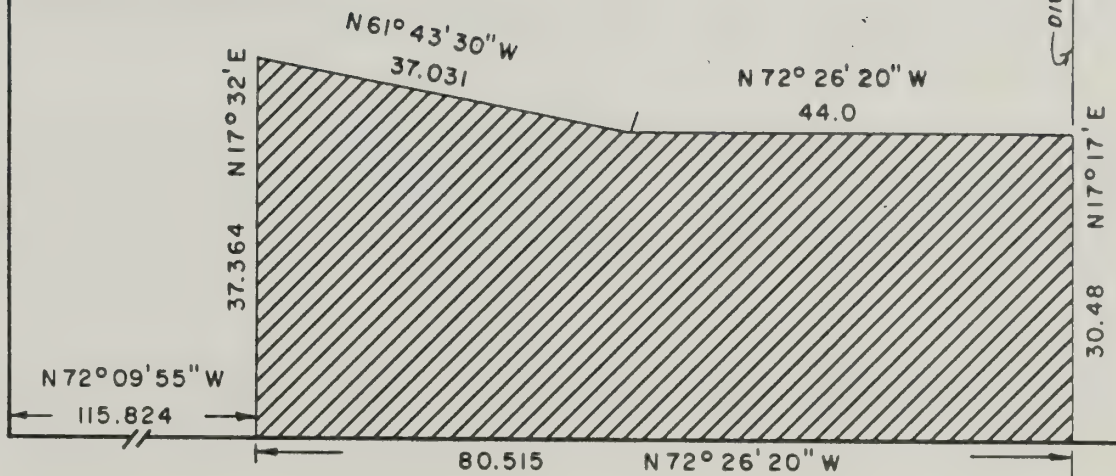
Mayor



GRENOBLE ROAD

LOT 18

LOT 17

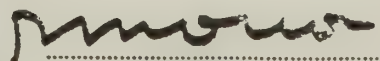


DUNCAIRN CRESCENT

NOTE: All dimensions are in metres

This is Schedule "A" to By-Law No. 93 - *093*
Passed the *27th* day of *April*, 1993.


Clerk


Mayor

City of Hamilton

Schedule A

Map Forming Part of
By-Law No. 93 - *093*

to Amend By-Law No. 6593

Regional Municipality of Hamilton-Wentworth
Planning and Development Department

Legend



Lands to be regulated by
By-Law No. 93 -

North



Scale
NOT TO SCALE

Date
MARCH 1993

Reference File No.
ZA 92-51

Drawn By
Z.K.

The Corporation of the City of Hamilton

BY-LAW NO. 93-094

To Amend:

Zoning By-law No. 6593

Respecting:

LANDS LOCATED AT MUNICIPAL NOS. 140, 150 AND 158 RYMAL ROAD WEST

WHEREAS it is intended to change the zoning of the lands hereinafter referred to by amending By-law No. 6593, passed on the 25th day of July 1950 and approved by the Ontario Municipal Board by Order dated the 7th day of December 1951, (File No. P.F.C. 3821);

AND WHEREAS this by-law is in conformity with the Official Plan of the Hamilton Planning Area, approved by the Minister under the Planning Act on June 1, 1982.

NOW THEREFORE the Council of The Corporation of the City of Hamilton enacts as follows:

1. Sheets No. W-10D and W-9E of the District Maps, appended to and forming part of By-law No. 6593, are amended,

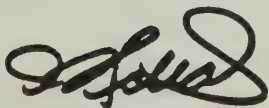
(a) by changing from "AA" (Agricultural) District to "C" (Urban Protected Residential, etc.) District,

the land, the extent and boundaries of which are shown on a plan hereto annexed as Schedule "A".

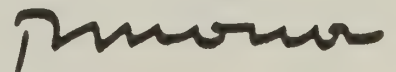
2. The City Clerk is hereby authorized and directed to proceed with the giving of notice of the passing of this by-law, in accordance with the Planning Act.

PASSED this 27th day of April

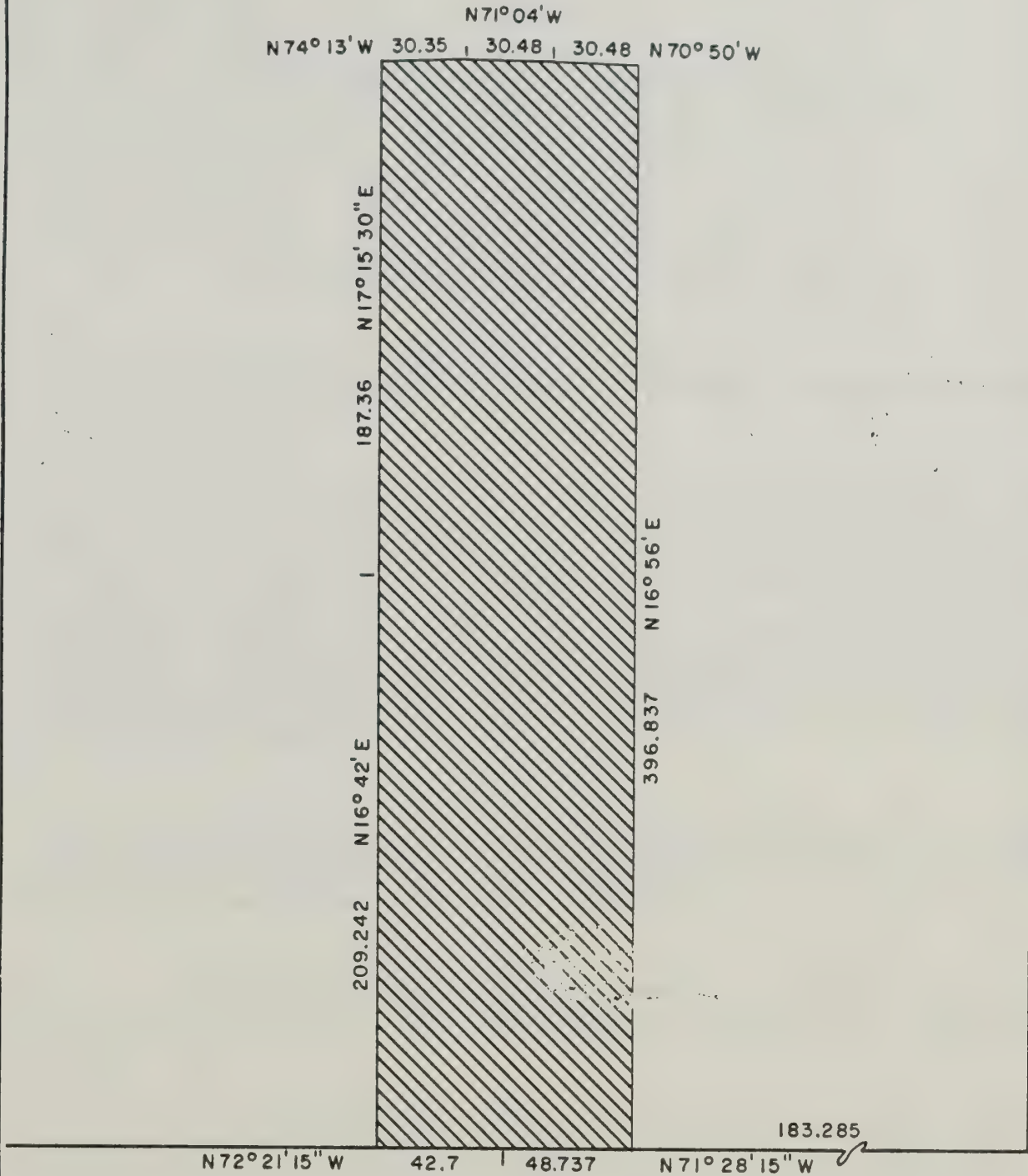
A.D. 1993.



City Clerk



Mayor



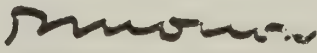
WEST 5TH STREET

RYMAL ROAD WEST

NOTE: All dimensions are in metres

This is Schedule "A" to By-Law No. 93-094.
Passed the 27th day of April, 1993.


Clerk


Mayor

City of Hamilton

Schedule A

Map Forming Part of
By-Law No. 93-094

to Amend By-Law No. 6593

Regional Municipality of Hamilton-Wentworth
Planning and Development Department

Legend

Change in zoning from:



"AA" (Agricultural) District to
"C" (Urban Protected Residential,
etc.) District.

North



Scale
NOT TO SCALE

Date
MARCH 1993

Reference File No.
ZA 92 - 56

Drawn By
Z.K.

The Corporation of the City of Hamilton

BY-LAW NO. 93-095

To Amend:

Zoning By-law No. 6593
as Amended by Zoning By-law No. 88-281

Respecting:

LANDS LOCATED AT MUNICIPAL NOS. 1379-1383 UPPER JAMES STREET

WHEREAS By-law No. 88-281, passed by the Council of The Corporation of the City of Hamilton on the 29th day of November 1988, rezoned the above-captioned lands from "AA" (Agricultural) District to "HH" - 'H' (Restricted Community Shopping and Commercial - Holding) District (Block 1) and from "C" (Urban Protected Residential, etc.) District to "HH" - 'H' (Restricted Community Shopping and Commercial - Holding) District (Block 2) and established special requirements with respect to the said lands, the extent and boundaries of which are shown on a plan thereto annexed as Schedule "A";

AND WHEREAS section 2(a) of By-law No. 88-281 provides that upon the availability of all such municipal sewers serving the subject lands as the City deems necessary, the 'H' symbol shall be removed by amendment to By-law No. 88-281;

AND WHEREAS the municipal sewers deemed necessary by the City have been installed and are available to service the subject lands;

AND WHEREAS this by-law does not conflict with the intent of the Official Plan of the Hamilton Planning Area, approved by the Minister under the Planning Act on June 1, 1982;

AND WHEREAS City Council in adopting Item 11 of the 6th Report of the Planning and Development Committee at its meeting held on the 30th day of March 1993, directed that By-law No. 88-281 be amended to remove the 'H' (Holding) symbol in respect of the above lands.

NOW THEREFORE the Council of The Corporation of the City of Hamilton enacts as follows:

1. The 'H' (Holding) symbol affixed by By-law No. 88-281, passed on the 29th day of November 1988, to the "HH" - 'H' (Restricted Community Shopping and Commercial - Holding) District designation of Blocks 1 and 2, the extent and boundaries of which are shown on a plan annexed as Schedule "A" to By-law No. 88-281 and forming part thereof, is hereby removed, and the development of the lands comprised in said Blocks 1 and 2 may proceed in accordance with the "HH" District provisions of Zoning By-law No. 6593, subject to the special requirements referred to in section 3 of By-law No. 88-281.

2. Sheet No. E-9C of the District Maps, appended to and forming part of Zoning By-law No. 6593, as amended by section 1 of By-law No. 88-281, is further amended by changing from "HH" - 'H' (Restricted Community Shopping and Commercial - Holding) District to "HH" (Restricted Community Shopping and Commercial) District the lands comprised in Blocks 1 and 2, the extent and boundaries of which are shown on a plan hereto annexed as Schedule "A" and forming part of this by-law.

3. No building or structure shall be erected, altered, extended or enlarged, nor shall any building or structure or part thereof be used, nor shall any land be used, except in accordance with the "HH" District provisions, subject to the special requirements referred to in section 3 of By-law No. 88-281.

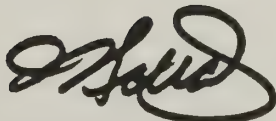
4. By-law No. 6593, as amended by By-law No. 88-281, passed on the 29th day of November 1988, is further amended by adding this by-law to section 19B as Schedule S-1091a.

5. Sheet No. E-9C of the District Maps, as amended by By-law No. 88-281, passed on the 29th day of November 1988, is further amended by marking the lands referred to in section 2 of this by-law, S-1091a.

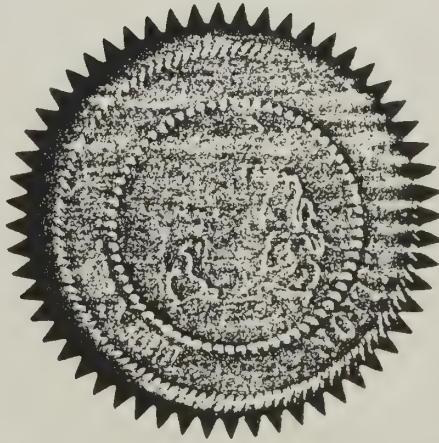
6. In all other respects, By-law No. 88-281 is hereby confirmed, unchanged.

PASSED this 27th day of April

A.D. 1993.



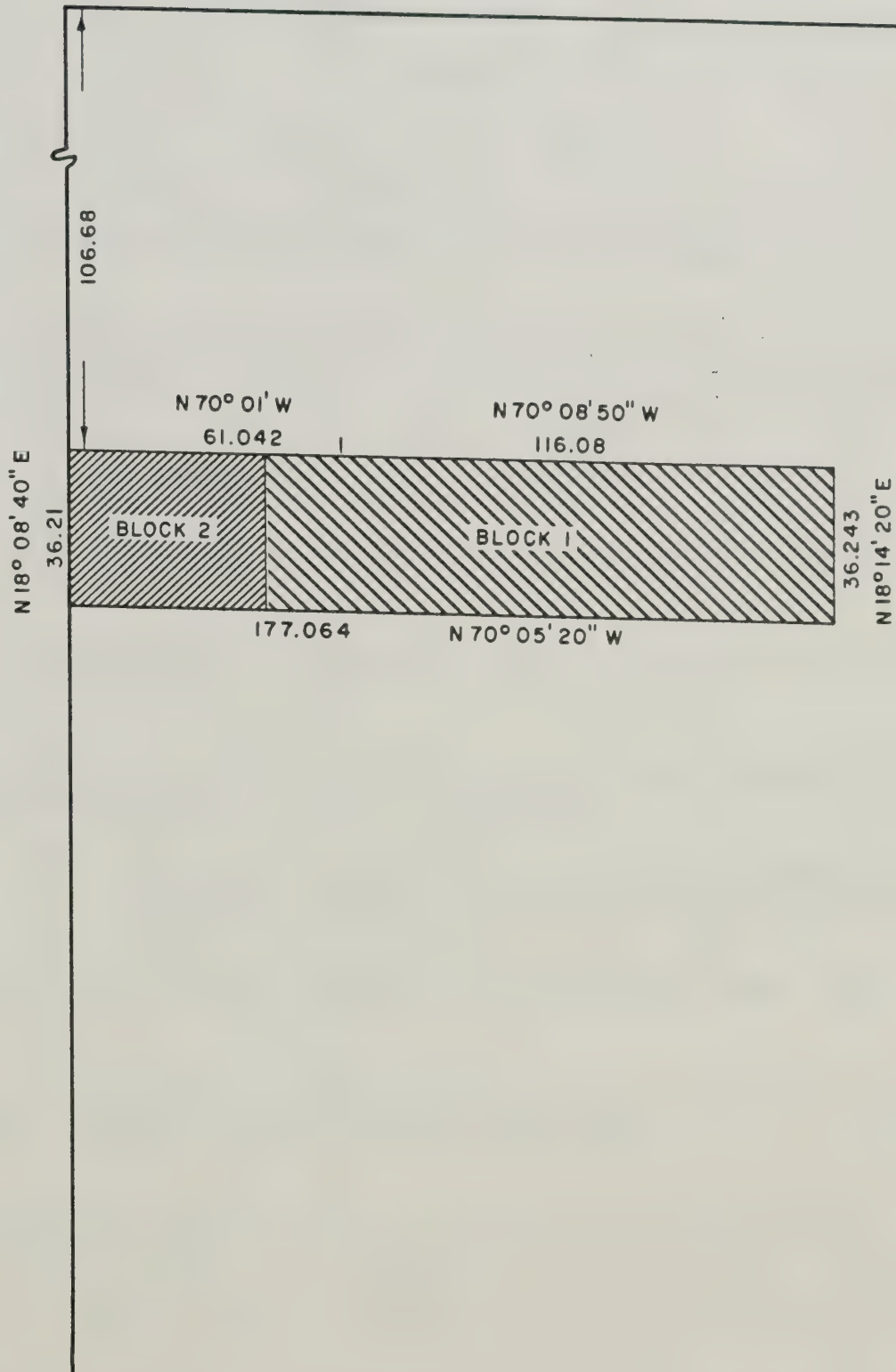
City Clerk



Mayor

STONE CHURCH ROAD EAST

UPPER JAMES STREET



NOTE: All dimensions are in metres

This is Schedule "A" to By-Law No. 93 - .095
Passed the 27th day of April, 1993.


Clerk


Mayor

City of Hamilton

Schedule A

Map Forming Part of
By-Law No. 93 - .095....

to Amend By-Law No. 6593

Regional Municipality of Hamilton-Wentworth
Planning and Development Department

Legend



Lands to be regulated by
By-Law No. 93 -

North



Scale
NOT TO SCALE

Date
MARCH 1993

Reference File No.
ZA 93-02

Drawn By
Z.K.

The Corporation of the City of Hamilton

BY-LAW NO. 93-096

To Amend:

Zoning By-law No. 6593

Respecting:

LAND LOCATED AT MUNICIPAL NO. 796 UPPER GAGE AVENUE

WHEREAS it is intended to establish special requirements under section 19B of By-law No. 6593, passed on the 25th day of July, 1950 and approved by the Ontario Municipal Board by Order dated the 7th day of December, 1951, (File No. P.F.C. 3821);

AND WHEREAS this by-law is in conformity with the Official Plan of the Hamilton Planning Area, approved by the Minister under the Planning Act on June 1, 1982.

NOW THEREFORE the Council of The Corporation of the City of Hamilton enacts as follows:

1. Sheet No. E-38 of the District Maps, appended to and forming part of By-law No. 6593, is amended,

- (a) by changing from "H" (Community Shopping and Commercial, etc.) District to "H" - 'H' (Community Shopping and Commercial, etc. - Holding) District,

the land, the extent and boundaries of which are shown on a plan hereto annexed as Schedule "A".

2. (a) The 'H' symbol referred to in section 1 shall be removed conditional upon the applicant/owner applying for and receiving approval of a Site Plan.

(b) The 'H' symbol shall be removed by amendment to this by-law and the development of the lands referred to in section 1 may at such time proceed in accordance with the "H" District, provisions, subject to the special requirements referred to in section 3 of this by-law.

3. The "H" (Community Shopping and Commercial, etc.) District provisions, as contained in Section 14 of By-law No. 6593, applicable to the land referred to in section 1, are amended to the extent only of the following special requirements that,

- (a) notwithstanding Section 14.(1) of By-law No. 6593, a funeral home shall be permitted within the existing building;
- (b) notwithstanding Section 18A(7) of By-law No. 6593, one (1) parking space may have dimensions not less than 2.7 m wide and 5.4 m long;
- (c) Section 18A(26) of By-law No. 6593 shall not apply;
- (d) Section 18A(11) of By-law No. 6593 shall not apply to the northerly lot line for a distance of 20.0 m from the front lot line;

- (e) a minimum 0.5 m landscaped planting strip, and a visual barrier not less than 1.2 m in height and not greater than 2.0 m in height, shall be provided and maintained along the northerly lot line for a distance of 20.0 m from the front lot line;
- (f) a minimum 3.0 m wide planting strip, and a visual barrier not less than 1.2 m in height and not greater than 2.0 m in height, shall be provided and maintained along the westerly lot line;
- (g) a minimum landscaped area not less than 15% of the lot area shall be provided and maintained at grade.

4. No building or structure shall be erected, altered, extended or enlarged, nor shall any building or structure or part thereof be used, nor shall any land be used, except in accordance with the "H" District provisions, subject to the special requirements referred to in section 3.

5. By-law No. 6593 is amended by adding this by-law to section 19B as Schedule S-1308.

6. Sheet No. E-38 of the District Maps is amended by marking the lands referred to in section 1 of this by-law, S-1308.

7. The City Clerk is hereby authorized and directed to proceed with the giving of notice of the passing of this by-law, in accordance with the Planning Act.

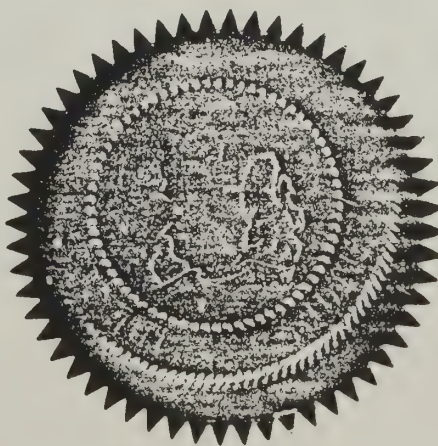
PASSED this 27th

day of April

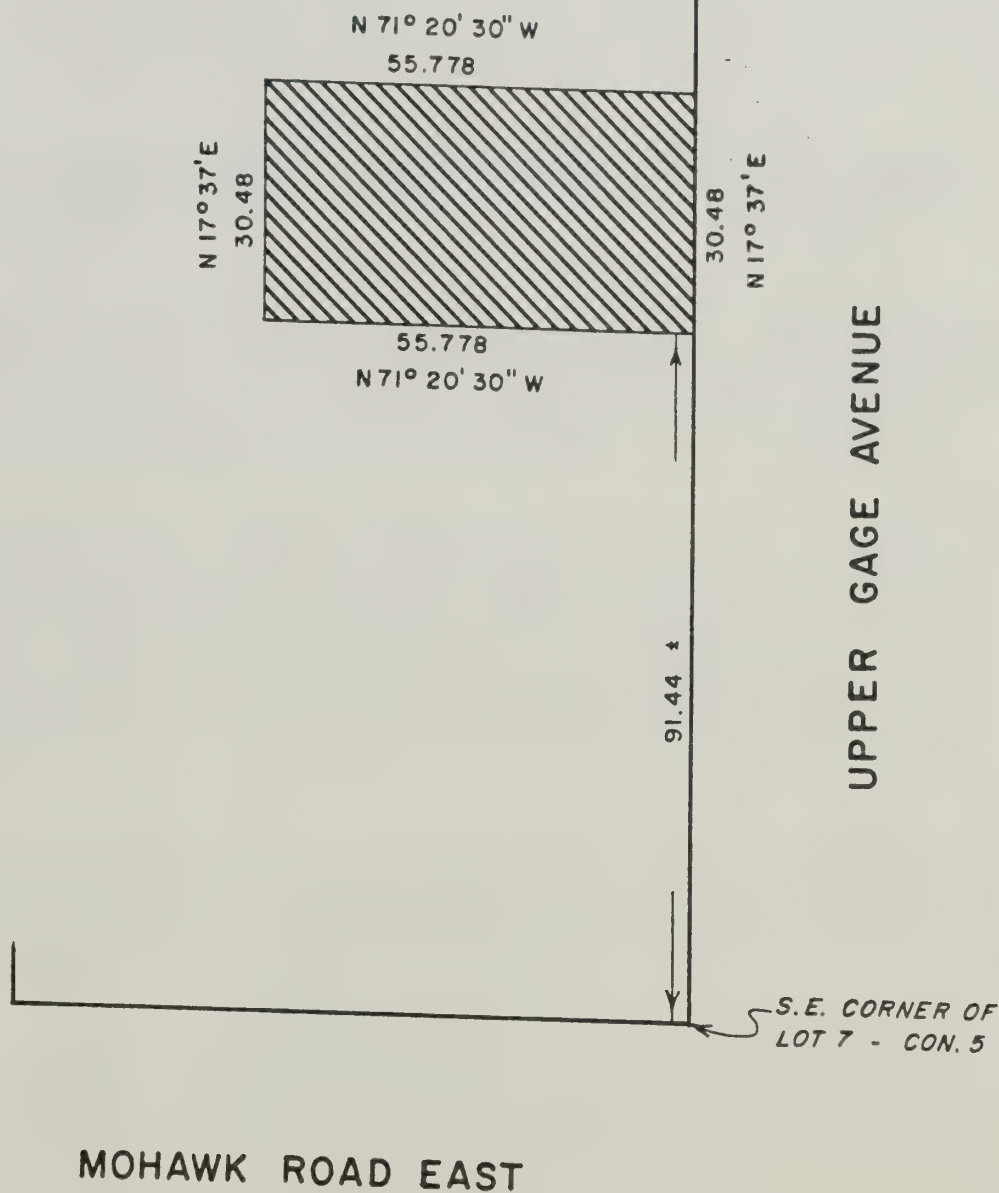
A.D. 1993.



City Clerk

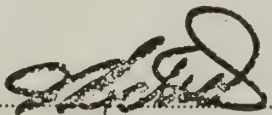



Mayor



NOTE: All dimensions are in metres

This is Schedule "A" to By-Law No. 93-096.
Passed the 27th day of April, 1993.


Clerk


Mayor

City of Hamilton
Schedule A

Map Forming Part of
By-Law No. 93-096....

to Amend By-Law No. 6593

Regional Municipality of Hamilton-Wentworth
Planning and Development Department

Legend

Change in zoning from:



"H" (Community Shopping and Commercial,
etc.) District to "H" - "H" (Community Shop-
ping and Commercial, etc. - Holding)
District, modified.

North



Scale
NOT TO SCALE

Date
APRIL 1993

Reference File No.
ZAC 93-07

Drawn By
Z.K.

The Corporation of the City of Hamilton

BY-LAW NO. 93-117

To Amend:

Zoning By-law No. 6593
As Amended by By-law No. 92-197

Respecting:

LANDS LOCATED WITHIN THE BLOCK BOUNDED BY CANNON STREET EAST,
ELGIN STREET, BARTON STREET EAST AND FERGUSON AVENUE NORTH

WHEREAS it is intended to establish special requirements under section 19B of By-law No. 6593, passed on the 25th day of July, 1950 and approved by the Ontario Municipal Board by Order dated the 7th day of December, 1951, (File No. P.F.C. 3821);

AND WHEREAS the Council of The Corporation of the City of Hamilton passed By-law No. 92-197 on the 28th day of July 1992 to change the zoning and establish special requirements under Section 19B of Zoning By-law No. 6593, for the "E" District, in respect of the lands located within the block bounded by Cannon Street East, Elgin Street, Barton Street East and Ferguson Avenue North, the extent and boundaries of which are shown on a plan thereto annexed as Schedule "A";

AND WHEREAS the Ontario Municipal Board by its Memorandum of Oral Decision and Order (File No. R 920474), dated the 26th day of February 1993, directed that By-law No. 92-197 be amended as hereinafter provided;

AND WHEREAS this by-law is in conformity with the Official Plan of the Hamilton Planning Area, approved by the Minister under the Planning Act on June 1, 1982.

NOW THEREFORE the Council of The Corporation of the City of Hamilton enacts as follows:

1. Section 2 of By-law No. 92-197, passed on the 28th day of July 1992, is amended by deleting clause (b) and substituting the following therefor:

"(b) notwithstanding Section 11(5) of By-law No. 6593, an average maximum gross floor area of 1.7 times the total area of Blocks "1" and "2" shall be permitted to a maximum of 239 dwelling units in accordance with the attached Schedule "B", provided that a maximum gross floor area of 17,224 square metres shall be permitted on Blocks "1" and "2";"

2. Schedule "B" to By-law No. 92-197 is hereby revoked and Schedule "A" annexed hereto and forming part of this by-law is substituted therefor.

3. No building or structure shall be erected, altered, extended or enlarged, nor shall any building or structure or part thereof be used, nor shall any land be used, except in accordance with the "E" District provisions, subject to the special requirements referred to in section 1 of this by-law and section 2 of By-law No. 92-197.

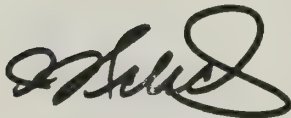
4. By-law No. 6593 is amended by adding this by-law to section 19B as Schedule S-1279a.

5. Sheet No. E-3 of the District Maps is amended by marking the lands referred to in section 1 of By-law No. 92-197, S-1279a.

6. In all other respects, By-law No. 92-197 is hereby confirmed, unchanged.

PASSED this 11th day of May

A.D. 1993.



CITY CLERK

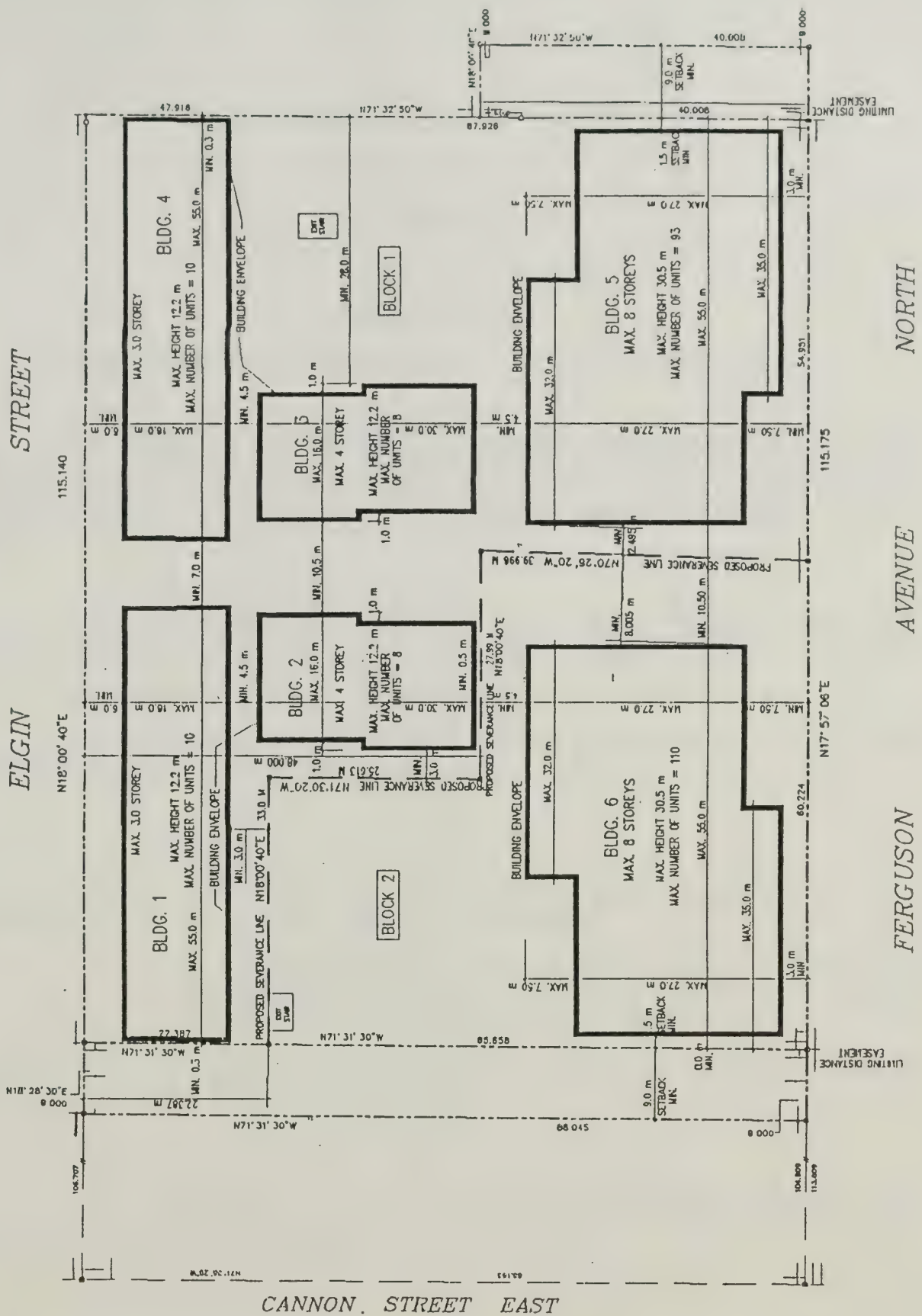


MAYOR



(1992) 6 R.P.D.C. 15, March 31
Ontario Municipal Board Memorandum
of Oral Decision and Order dated
February 26, 1993
Maurice C. Carter Holdings Limited, Owner
ZA-91-61





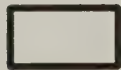
NOTE: All dimensions are in metres

This is Schedule "A" to By-Law No. 93-117.
 Passed the 11th day of May, 1993.


 Clerk


 Mayor

City of Hamilton
Schedule B
 Map Forming Part of
 By-Law No. 92-197
 to Amend By-Law No. 6593
 Regional Municipality of Hamilton-Wentworth
 Planning and Development Department

Legend  BUILDING ENVELOPES		
North 	Scale NOT TO SCALE	Reference File No. ZA-91-61
	Date MARCH, 1993	Drawn By T.A.

The Corporation of the City of Hamilton

BY-LAW NO. 93-118

To Amend:

Zoning By-law No. 6593

Respecting:

LAND LOCATED AT MUNICIPAL NO. 667 RYMAL ROAD WEST

WHEREAS it is intended to change the zoning of the land hereinafter referred to by amending By-law No. 6593, passed on the 25th day of July 1950 and approved by the Ontario Municipal Board by Order dated the 7th day of December 1951, (File No. P.F.C. 3821);

AND WHEREAS this by-law is in conformity with the Official Plan of the Hamilton Planning Area, approved by the Minister under the Planning Act on June 1, 1982.

NOW THEREFORE the Council of The Corporation of the City of Hamilton enacts as follows:

1. Sheet No. W-37E of the District Maps, appended to and forming part of By-law No. 6593, is amended,

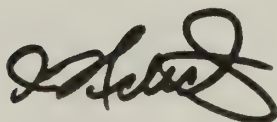
- (a) by changing from "B" (Suburban Agriculture and Residential, etc.) District to "C" (Urban Protected Residential, etc.) District,

the land, the extent and boundaries of which are shown on a plan hereto annexed as Schedule "A".

2. The City Clerk is hereby authorized and directed to proceed with the giving of notice of the passing of this by-law, in accordance with the Planning Act.

PASSED this 11th day of May

A.D. 1993.



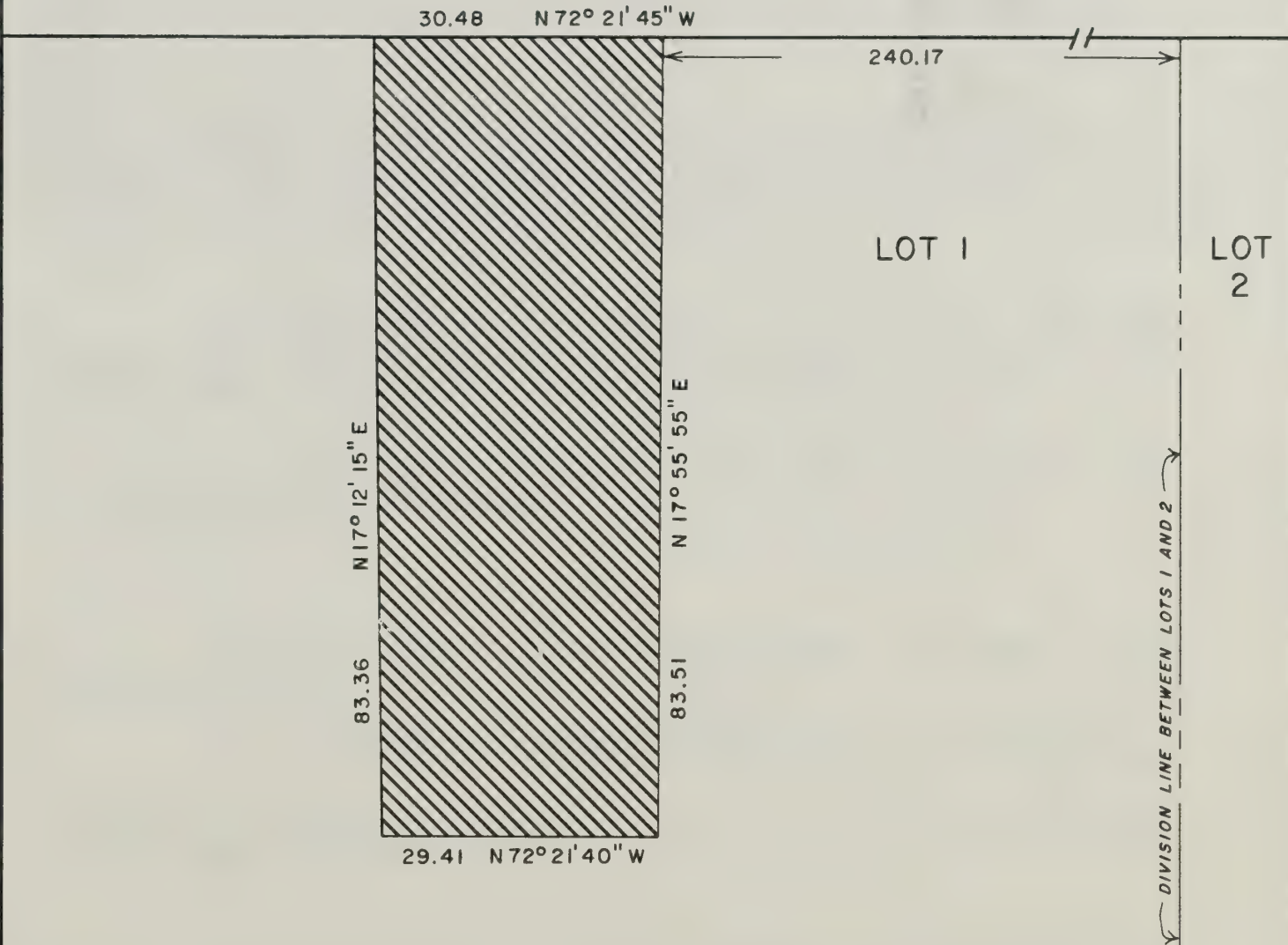
CITY CLERK



MAYOR

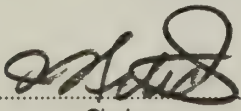


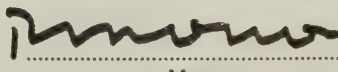
RYMAL ROAD WEST



NOTE: All dimensions are in metres

This is Schedule "A" to By-Law No. 93-118.
Passed the 11th day of May, 1993.


Clerk


Mayor

City of Hamilton
Schedule A

Map Forming Part of
By-Law No. 93-118...
to Amend By-Law No. 6593

Regional Municipality of Hamilton-Wentworth
Planning and Development Department

Legend

Change in zoning from:



"B" (Suburban Agriculture and Residential,
etc.) District to "C" (Urban Protected
Residential, etc.) District.

North



Scale
NOT TO SCALE

Date
APRIL 1993

Reference File No.
ZAR 93-05

Drawn By
Z.K.

The Corporation of the City of Hamilton

BY-LAW NO. 93-119

To Amend:

Zoning By-law No. 6593

Respecting:

LANDS LOCATED SOUTH OF REXFORD DRIVE AND EAST OF ARDLEIGH STREET

WHEREAS it is intended to change the zoning of the lands hereinafter referred to by amending By-law No. 6593, passed on the 25th day of July 1950 and approved by the Ontario Municipal Board by Order dated the 7th day of December 1951, (File No. P.F.C. 3821);

AND WHEREAS this by-law is in conformity with the Official Plan of the Hamilton Planning Area, approved by the Minister under the Planning Act on June 1, 1982.

NOW THEREFORE the Council of The Corporation of the City of Hamilton enacts as follows:

1. Sheet No. E-38C of the District Maps, appended to and forming part of By-law No. 6593, is amended,

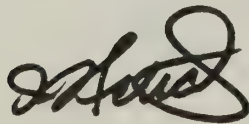
(a) by changing from "AA" (Agricultural) District to "C" (Urban Protected Residential, etc.) District,

the land, the extent and boundaries of which are shown on a plan hereto annexed as Schedule "A".

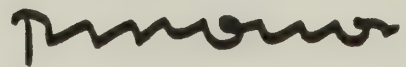
2. The City Clerk is hereby authorized and directed to proceed with the giving of notice of the passing of this by-law, in accordance with the Planning Act.

PASSED this 11th day of May

A.D. 1993.

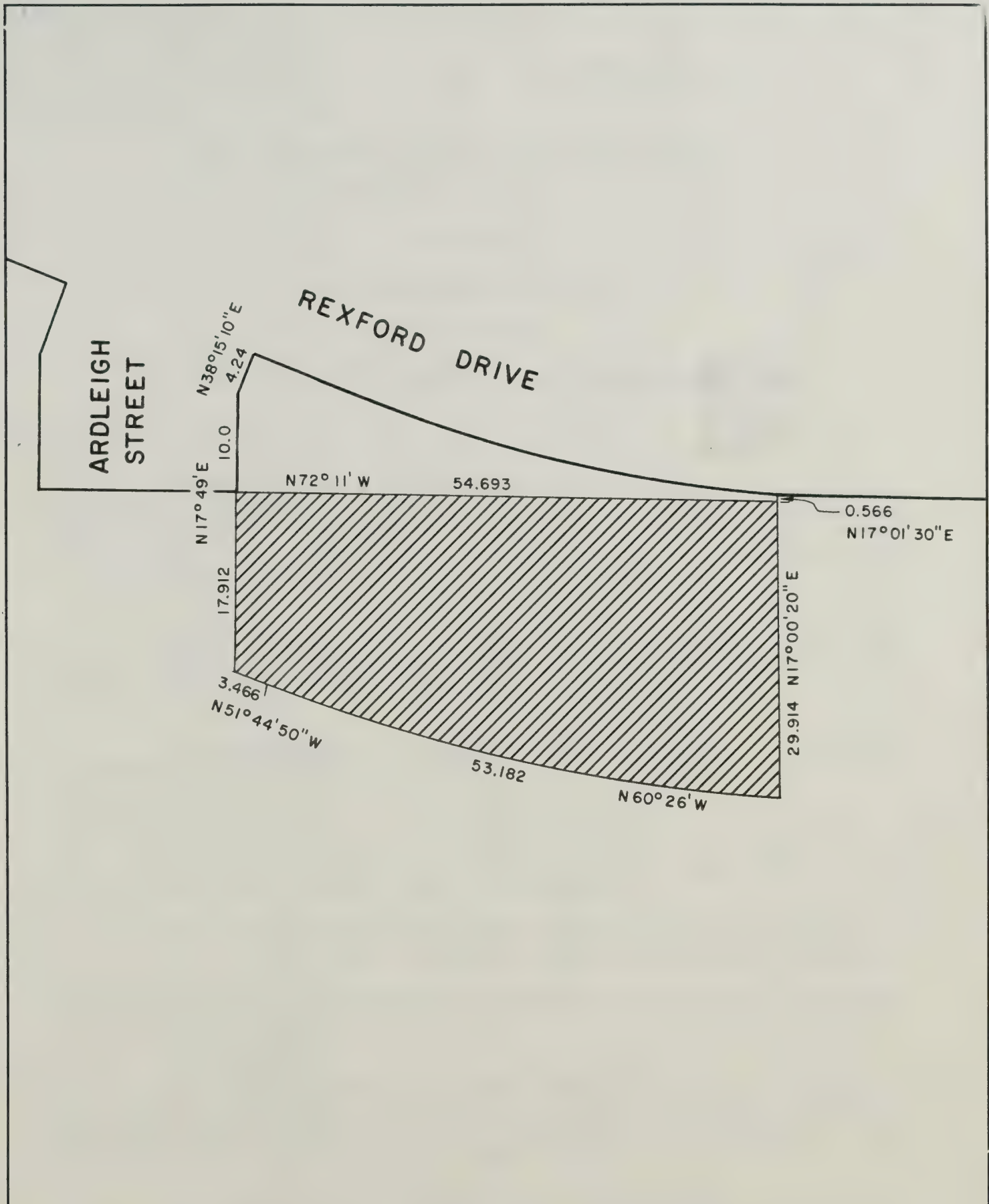


CITY CLERK



MAYOR

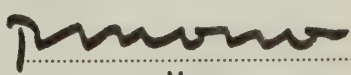




NOTE: All dimensions are in metres

This is Schedule "A" to By-Law No. 93-119.
Passed the 11th day of May, 1993.


Clerk


Mayor

City of Hamilton
Schedule A

Map Forming Part of
By-Law No. 93-119...

to Amend By-Law No. 6593

Regional Municipality of Hamilton-Wentworth
Planning and Development Department

Legend

Change in zoning from:



"AA" (Agricultural) District to
"C" (Urban Protected Residential,
etc.) District.

North



Scale
NOT TO SCALE

Date
APRIL 1993

Reference File No.
ZAC 93-04

Drawn By
Z.K.

The Corporation of the City of Hamilton

BY-LAW NO. 93-122

To Amend:

Zoning By-law No. 6593

Respecting:

LAND LOCATED AT MUNICIPAL NO. 146 MOUNT ALBION ROAD

WHEREAS it is intended to change the zoning of the lands hereinafter referred to and to establish a special requirement under section 19B of By-law No. 6593 passed on the 25th day of July 1950 and approved by the Ontario Municipal Board by Order dated the 7th day of December 1951, (File No. P.F.C. 3821);

AND WHEREAS this by-law is in conformity with the Official Plan of the Hamilton Planning Area, approved by the Minister under the Planning Act on June 1, 1982.

NOW THEREFORE the Council of The Corporation of the City of Hamilton enacts as follows:

1. Sheet No. E-87 of the District Maps, appended to and forming part of By-law No. 6593, is amended,

- (a) by changing from **"AA"** (Agricultural) District to **"C"** (Urban Protected Residential, etc.) District,

the land, the extent and boundaries of which are shown on a plan hereto annexed as Schedule "A".

2. The **"C"** (Urban Protected Residential, etc.) District provisions, as contained in Section 9 of Zoning By-law No. 6593, applicable to the lands referred to in section 1 are amended to the extent only of the special requirement that,

- (a) notwithstanding Sections 9(3)(ii) and 9(3)(iii) of By-law No. 6593, every building and structure, except a fence, shall be set back not less than 7.6 m from the "top of bank" as established by a survey according to the Hamilton Region Conservation Authority as shown on Schedule "A", extending along the westerly boundary between the **"C"** (Urban Protected Residential, etc.) District and the **"AA"** (Agricultural) District.

3. No building or structure shall be erected, altered, extended or enlarged, nor shall any building or structure or part thereof be used, nor shall any land be used, except in accordance with the **"C"** District provisions, subject to the special requirement referred to in section 2.

4. By-law No. 6593 is amended by adding this by-law to section 19B as Schedule S-1309.

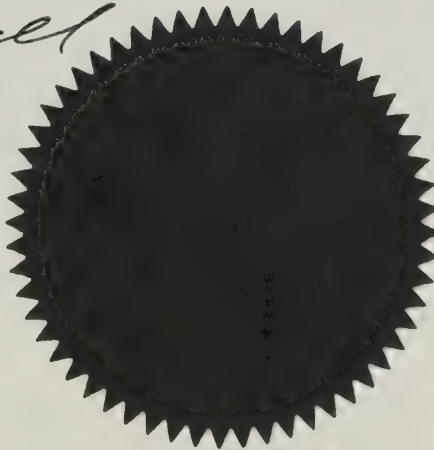
5. Sheet No. E-87 of the District Maps is amended by marking the lands referred to in section 1 of this by-law, S-1309.

6. The City Clerk is hereby authorized and directed to proceed with the giving of notice of the passing of this by-law, in accordance with the Planning Act.

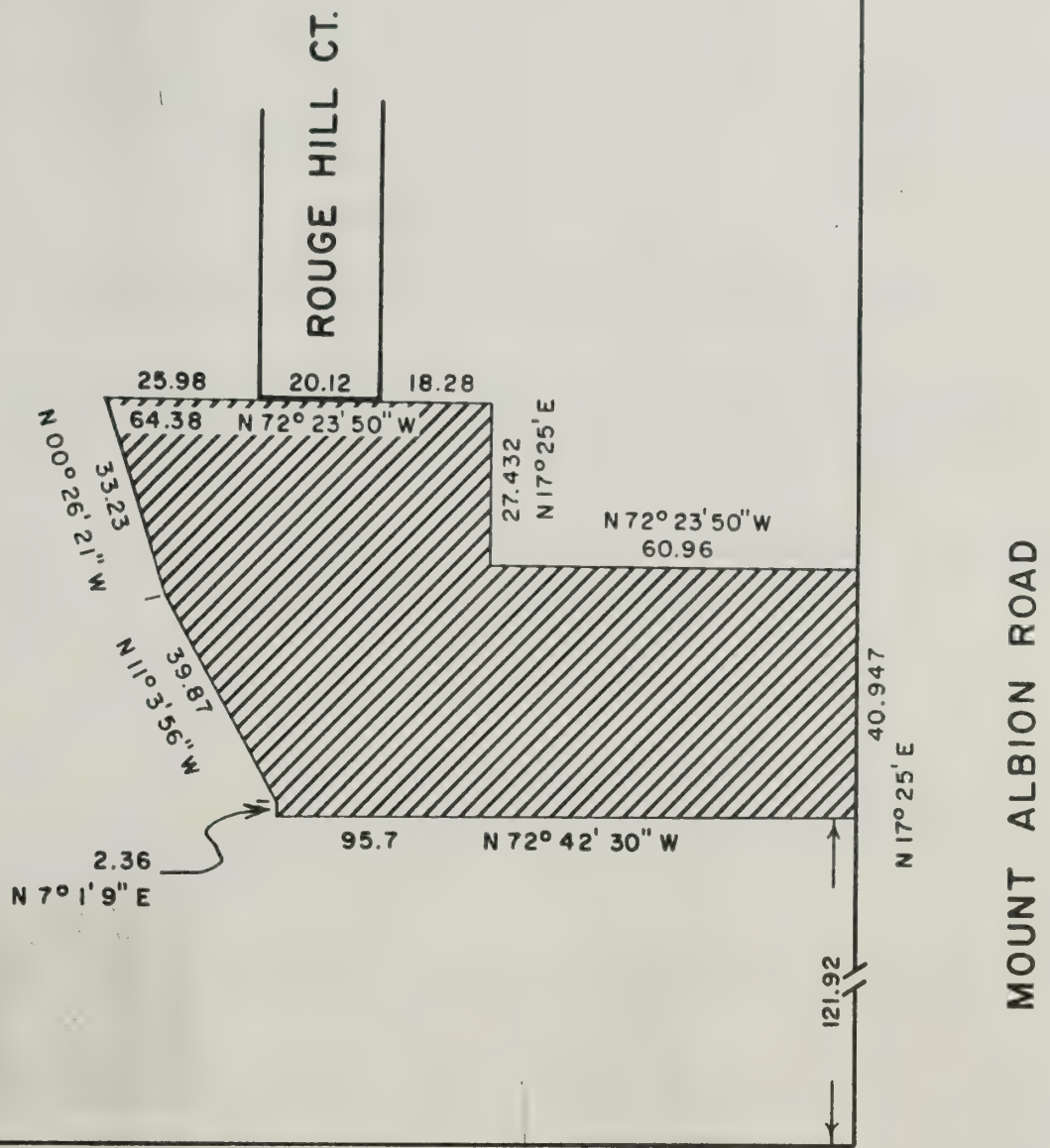
PASSED this 25th day of May A.D. 1993.

A. B. Holland
ACTING CITY CLERK

M. M. M.
MAYOR



(1993) 8 R.P.D.C. 5, April 27
R. V. Kemp (In Trust), Owner
Amended ZA-91-60



NOTE: All dimensions are in metres

This is Schedule "A" to By-Law No. 93-122.
Passed the ...25th day of ...May....., 1993.

A. P. Wollonell
Acting Clerk

[Signature]
Mayor

City of Hamilton Schedule A

Map Forming Part of
By-Law No. 93-122 ...
to Amend By-Law No. 6593

Regional Municipality of Hamilton-Wentworth
Planning and Development Department

Legend

Change in zoning from:



"AA" (Agricultural) District to "C" (Urban Protected Residential, etc.) District, modified.

North



Scale
NOT TO SCALE

Date
APRIL 1993

Reference File No.
ZA 91-60

Drawn By
Z.K.

The Corporation of the City of Hamilton

BY-LAW NO. 93-142

To Amend:

Zoning By-law No. 6593

Respecting:

LAND LOCATED AT MUNICIPAL NO. 1157 RYMAL ROAD EAST

WHEREAS it is intended to establish a special requirement under section 19B of By-law No. 6593, passed on the 25th day of July, 1950 and approved by the Ontario Municipal Board by Order dated the 7th day of December, 1951, (File No. P.F.C. 3821);

AND WHEREAS this by-law is in conformity with the Official Plan of the Hamilton Planning Area, approved by the Minister under the Planning Act on June 1, 1982.

NOW THEREFORE the Council of The Corporation of the City of Hamilton enacts as follows:

1. The "M-11" (Prestige Industrial) District provisions, as contained in Section 17C of Zoning By-law No. 6593, applicable to the lands, the extent and boundaries of which are shown on a plan hereto annexed as Schedule "A", are amended to the extent only of the special requirement that,

(a) notwithstanding Section 17C(1)(c) of By-law No. 6593, a billiard parlour shall be permitted.

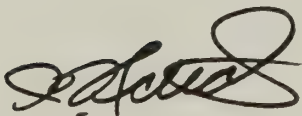
2. No building or structure shall be erected, altered, extended or enlarged, nor shall any building or structure or part thereof be used, nor shall any land be used, except in accordance with the "M-11" District provisions, subject to the special requirement referred to in section 1.

3. By-law No. 6593 is amended by adding this by-law to section 19B as Schedule S-1311.

4. Sheet No. E-59D of the District Maps is amended by marking the lands referred to in section 1 of this by-law, S-1311.

5. The City Clerk is hereby authorized and directed to proceed with the giving of notice of the passing of this by-law, in accordance with the Planning Act.

PASSED this 29th day of June A.D. 1993



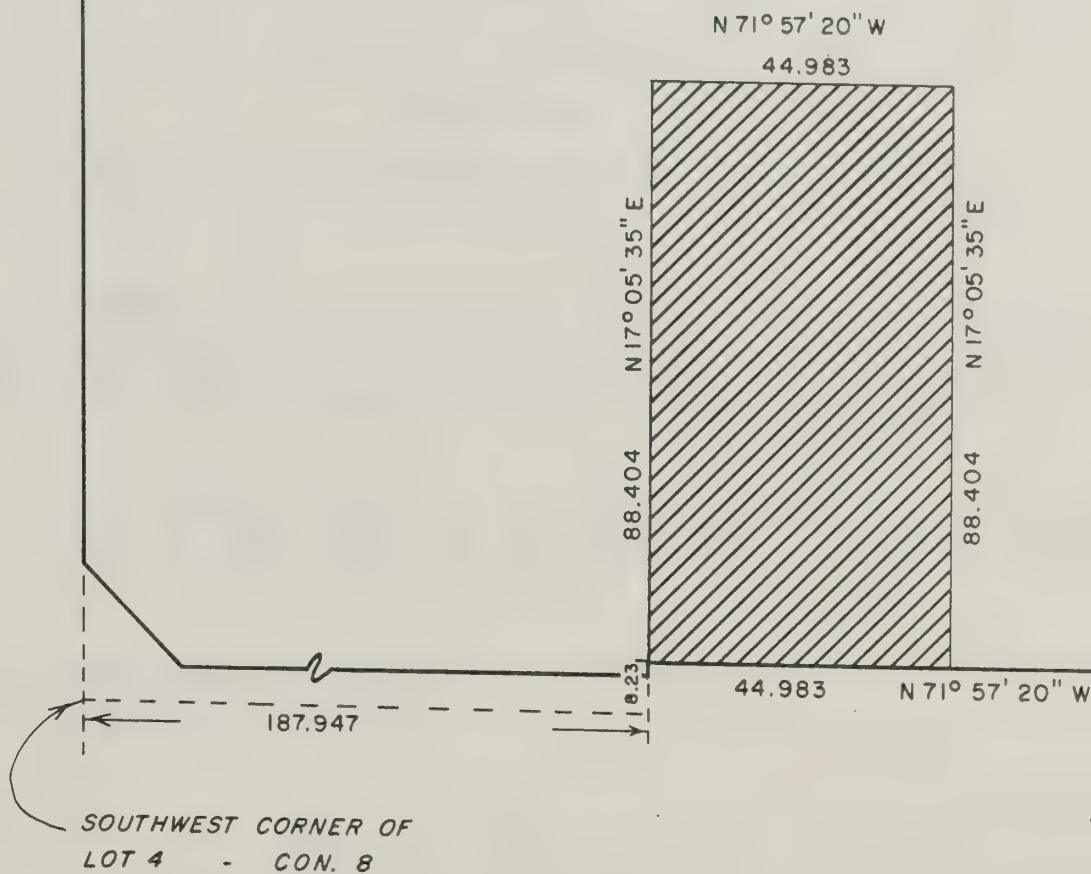
CITY CLERK



MAYOR



UPPER OTTAWA STREET



RYMAL ROAD EAST

NOTE: All dimensions are in metres

This is Schedule "A" to By-Law No. 93 - 142
Passed the 29th day of June, 1993.

Clerk

Mayor

City of Hamilton

Schedule A

Map Forming Part of
By-Law No. 93 - 142

to Amend By-Law No. 6593

Regional Municipality of Hamilton-Wentworth
Planning and Development Department

Legend



Lands to be regulated by
By-Law No. 93 - 142

North



Scale
NOT TO SCALE

Date
MAY 1993

Reference File No.
ZAR 93 - 06

Drawn By
Z.K.

The Corporation of the City of Hamilton

BY-LAW NO. 93-143

To Amend:

Zoning By-law No. 6593

Respecting:

LAND LOCATED AT MUNICIPAL NO. 29 SEVERN STREET

WHEREAS it is intended to establish special requirements under section 19B of By-law No. 6593, passed on the 25th day of July, 1950 and approved by the Ontario Municipal Board by Order dated the 7th day of December, 1951, (File No. P.F.C. 3821);

AND WHEREAS this by-law is in conformity with the Official Plan of the Hamilton Planning Area, approved by the Minister under the Planning Act on June 1, 1982.

NOW THEREFORE the Council of The Corporation of the City of Hamilton enacts as follows:

1. The "H" (Community Shopping and Commercial, etc.) District provisions, as contained in Section 14 of Zoning By-law No. 6593, applicable to the lands, the extent and boundaries of which are shown on a plan hereto annexed as Schedule "A", are amended to the extent only of the special requirements that,

- (a) notwithstanding Section 14.(1) of By-law No. 6593, a multiple dwelling consisting of five (5) dwelling units shall be permitted;
- (b) Section 14.3(ii)(a) of By-law No. 6593 shall not apply to the northerly lot line;
- (c) notwithstanding Section 14.(3)(ii)(a) of By-law No. 6593, a side yard of a width of at least 1.2 m shall be provided and maintained along the southerly lot line;
- (d) notwithstanding Section 14.(3)(iii)(a) of By-law No. 6593, a rear yard depth of at least 6.2 m shall be provided and maintained;
- (e) notwithstanding Section 18A(1) of By-law No. 6593, not less than three (3) parking spaces shall be provided and maintained on the lot;
- (f) Section 18A(1)(c) of By-law No. 6593 shall not apply;
- (g) a landscaped area of not less than 25% of the lot area shall be provided and maintained at grade; and
- (h) a front yard not less than 5.0 m in depth shall be provided and maintained for any portion of the building above two (2) storeys in height.

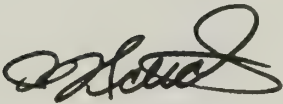
2. No building or structure shall be erected, altered, extended or enlarged, nor shall any building or structure or part thereof be used, nor shall any land be used, except in accordance with the "H" District provisions, subject to the special requirements referred to in section 1.

3. By-law No. 6593 is amended by adding this by-law to section 19B as Schedule S-1310.

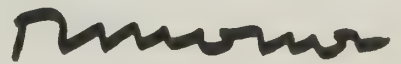
4. Sheet No. W-3 of the District Maps is amended by marking the lands referred to in section 1 of this by-law, S-1310.

5. The City Clerk is hereby authorized and directed to proceed with the giving of notice of the passing of this by-law, in accordance with the Planning Act.

PASSED this 29th day of June A.D. 1993



CITY CLERK



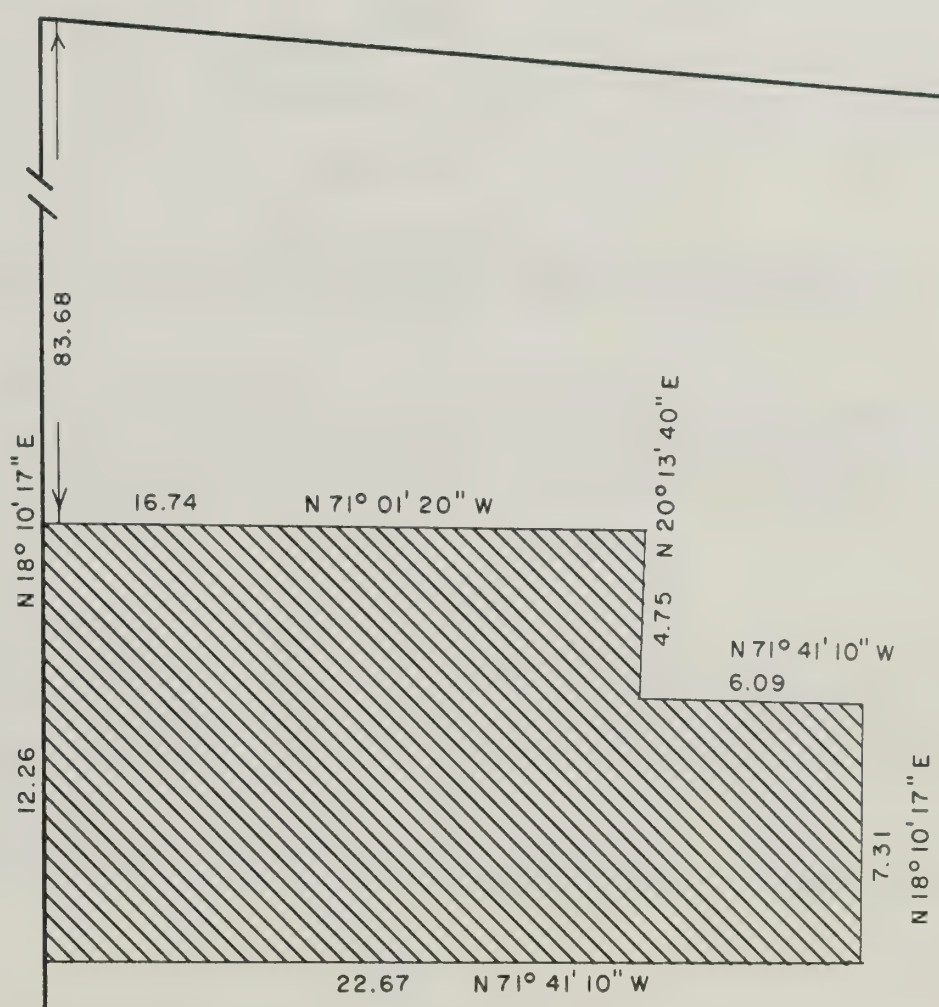
MAYOR



(1993) 9 R.P.D.C. 10, May 11
Leo Cascioli, Owner
Amended ZA-91-59

COLBOURNE STREET

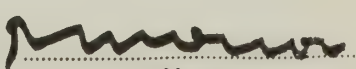
SEVERN STREET



NOTE: All dimensions are in metres

This is Schedule "A" to By-Law No. 93 - 143
Passed the 29th day of June, 1993.


Clerk


Mayor

City of Hamilton

Schedule A

Map Forming Part of
By-Law No. 93 - 143....

to Amend By-Law No. 6593

Regional Municipality of Hamilton-Wentworth
Planning and Development Department

Legend



Lands to be regulated by
By-Law No. 93 - 143....

North



Scale
NOT TO SCALE

Date
MAY 1993

Reference File No.
ZA 91 - 59

Drawn By
Z.K.

The Corporation of the City of Hamilton

BY-LAW NO. 93- 145

To Amend:

Zoning By-law No. 6593

Respecting:

**LANDS LOCATED AT
MUNICIPAL NOS. 1010-1024 UPPER WENTWORTH STREET**

WHEREAS it is intended to change the zoning of the lands hereinafter referred to and to establish special requirements under section 19B of By-law No. 6593 passed on the 25th day of July, 1950 and approved by the Ontario Municipal Board by Order dated the 7th day of December, 1951, (File No. P.F.C. 3821);

AND WHEREAS the Council of The Corporation of the City of Hamilton passed By-law No. 85-171 on the 27th day of August 1985 to change the zoning and establish special requirements under Section 19B of Zoning By-law No. 6593, for the "HH" District, in respect of the lands located on the west side of Upper Wentworth Street, between Mohawk Road East and Limeridge Road East, in the vicinity of Kingfisher Drive, the extent and boundaries of which are shown on a plan thereto annexed as Schedule "A", which by-law was approved by the Ontario Municipal Board by Order dated the 14th day of January 1986, (File No. R 850477);

AND WHEREAS the Council of The Corporation of the City of Hamilton, in adopting Section 1 of the 10th Report of the Planning and Development Committee at its meeting held on the 25th day of May 1993, recommended that Zoning By-law No. 6593, as amended by By-law No. 85-171, be further amended to establish special requirements under Section 19B of Zoning By-law No. 6593 in respect of the above-captioned land, the extent and boundaries of which are shown on a plan hereto annexed as Schedule "A" and forming part of this by-law;

AND WHEREAS this by-law is in conformity with the Official Plan of the Hamilton Planning Area, approved by the Minister under the Planning Act on June 1, 1982, as amended by Official Plan Amendment No. 121, proposed by the Council of The Corporation of the City of Hamilton but not yet approved by The Regional Municipality of Hamilton-Wentworth in accordance with the provisions of Sections 4, 17 and 21 of the Planning Act, R.S.O. 1990, Chapter P.13.

NOW THEREFORE the Council of The Corporation of the City of Hamilton enacts as follows:

1. Sheet No. E-18A of the District Maps, appended to and forming part of By-law No. 6593, is amended,

- (a) by changing from "HH" (Restricted Community Shopping and Commercial) District to "HH" - 'H' (Restricted Community Shopping and Commercial - Holding) District,

the land, the extent and boundaries of which are shown on a plan hereto annexed as Schedule "A".

2. The "HH" - 'H' (Restricted Community Shopping and Commercial - Holding) District, referred to in Section 1. shall be subject to the special requirements that,

- (a) the applicant/owner shall apply for and receive approval of a Site Plan Control application from the City of Hamilton, and receive approvals and amendments where necessary for access to the lands from Regional Council, as required by the Roads Department;
- (b) upon completion of all of the matters contained in subclause 2.(a), the 'H' symbol shall be removed by amendment to this by-law and the development of the lands referred to in Section 1. may proceed in accordance with the "HH" District provisions, subject to the special requirements referred to in Section 3. of this by-law and Section 2. of By-law No. 85-171.

3. The "HH" (Restricted Community Shopping and Commercial) District provisions, as contained in Section 14A of Zoning By-law No. 6593, as amended by By-law No. 85-171, applicable to the land referred to in section 1, are amended to the extent only of the special requirements that,

- (a) notwithstanding Section 14A(1) of By-law No. 6593 and Sections 2.(a)(ii)1. and 2.(a)(ii)3. of By-law No. 85-171, the following use shall be permitted:
 - 1. a restaurant without any dancing or other entertainment except music and having a maximum gross floor area of 375 m² (4,037 square feet);
- (b) a minimum 3.0 m (9.84 feet) wide landscape planting strip shall be provided and maintained along the southerly lot line;
- (c) a minimum 3.0 (9.84 feet) wide landscape planting strip shall be provided and maintained along the easterly lot line, except for access driveways;
- (d) a minimum 6.0 m (19.68 feet) wide landscape planting strip shall be provided and maintained along the westerly lot line;
- (e) a visual barrier of not less than 1.2 m (3.93 feet) in height and not more than 2.0 m (6.56 feet) in height shall be provided and maintained within the landscaped planting strip along the westerly lot line;
- (f) a visual barrier of not less than 1.2 m (3.93 feet) in height and not more than 2.0 m (6.56 feet) in height shall be provided and maintained along the southerly lot line; and,
- (g) notwithstanding Section 14A(1)(c) and Section 14A(3)(a) of By-law No. 6593, a second ground sign shall be permitted and shall provide a minimum front yard depth of 4.5 m (14.76 feet).

4. No building or structure shall be erected, altered, extended or enlarged, nor shall any building or structure or part thereof be used, nor shall any land be used, except in accordance with the "HH" District provisions, subject to the special requirements referred to in Section 3. of this by-law and Section 2. of By-law No. 85-171.

5. By-law No. 6593 is amended by adding this by-law to section 19B as Schedule S-922c.

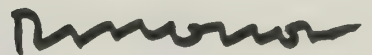
6. Sheet No. E-18A of the District Maps is amended by marking the lands referred to in section 1 of this by-law, S-922c.

7. The City Clerk is hereby authorized and directed to proceed with the giving of notice of the passing of this by-law, in accordance with the Planning Act.

PASSED this 29th day of June A.D. 1993.

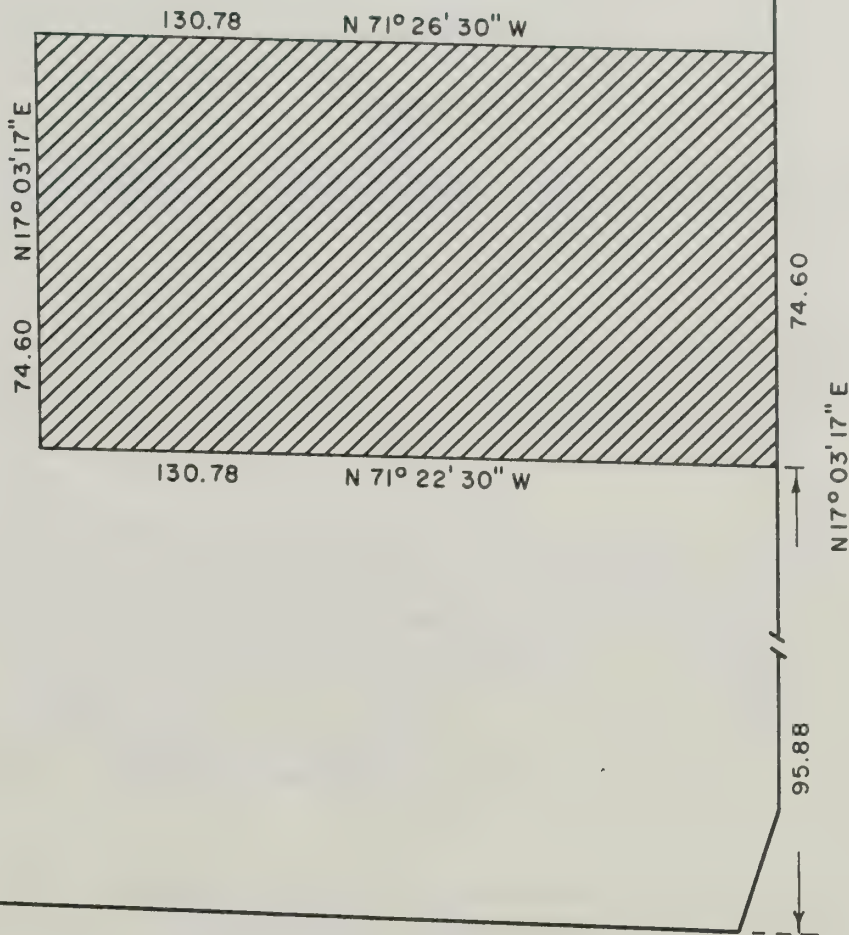


CITY CLERK



MAYOR

(1993) 10 R.P.D.C. 1, May 25
891157 Ontario Inc.
(Roy Yates), Owner
Amended ZA-92-48



LIMERIDGE ROAD EAST

NOTE: All dimensions are in metres

This is Schedule "A" to By-Law No. 93-145.
Passed the 29th day of June, 1993.


Clerk


Mayor

City of Hamilton

Schedule A

Map Forming Part of
By-Law No. 93-145

to Amend By-Law No. 6593

Regional Municipality of Hamilton-Wentworth
Planning and Development Department

Legend

Change in zoning from:



"HH" (Restricted Community Shopping and Commercial) District, modified, to "HH" - "H" (Restricted Community Shopping and Commercial - Holding) District, modified.

North



Scale
NOT TO SCALE

Date
MAY 1993

Reference File No.
ZA 92 - 48

Drawn By
Z.K.

The Corporation of the City of Hamilton

BY-LAW NO. 93-161

To Amend:

Zoning By-law No. 6593

Respecting:

TOWNHOUSES IN MULTIPLE DWELLING DISTRICTS

WHEREAS the Council of The Corporation of the City of Hamilton passed By-law No. 6593 on the 25th day of July 1950, which by-law was approved by the Ontario Municipal Board by Order dated the 7th day of December 1951, (File No. P.F.C. 3821);

AND WHEREAS the Council of The Corporation of the City of Hamilton, in adopting Section 1 of the 12th Report of the Planning and Development Committee at its meeting held on the 27th day of July 1993, recommended that By-law No. 6593 be amended to provide for a general text amendment to the said by-law by deleting townhouses and street townhouses as permitted uses in the "D" and "G" Districts, and by deleting townhouses, maisonettes and street townhouses as permitted uses in the "DE", "DE-2", "DE-3", "E", "E-1", "E-2" and "E-3" Districts as hereinafter provided;

AND WHEREAS this by-law is in conformity with the Official Plan of the Hamilton Planning Area, approved by the Minister under the Planning Act on June 1, 1982.

NOW THEREFORE the Council of The Corporation of the City of Hamilton enacts as follows:

1. The "D" (Urban Protected Residential - One and Two-Family Dwellings, Townhouses, etc.) District requirements as set out under Section 10 of Zoning By-law No. 6593 are amended by,

- (a) deleting the word "Townhouses" from the district title so that it shall read as "(URBAN PROTECTED RESIDENTIAL - ONE AND TWO FAMILY DWELLINGS, ETC.)";
- (b) deleting Section 10.(1)(iii) in its entirety; and
- (c) adding thereto the following subsection:

PRIOR EXISTING USES

- (8) The following uses existing on the date of the passing of By-law No. 93-161 and any alteration, extension or enlargement of the continuing uses after the passing of the by-law shall be permitted:
 - (i) A Townhouse Dwelling subject to the "RT-10" District provisions;

- (ii) A Street Townhouse Dwelling subject to the "RT-30" District provisions.

2. The "DE" (Low Density Multiple Dwellings) District requirements as set out under Section 10A of Zoning By-law No. 6593 are amended by,

- (a) deleting Section 10A.(1)(v) in its entirety; and
- (b) adding thereto the following subsection:

PRIOR EXISTING USES

- (8) The following uses existing on the date of the passing of By-law No. 93- 161 and any alteration, extension or enlargement of the continuing uses after the passing of the by-law shall be permitted:
 - (i) A Townhouse Dwelling subject to the "RT-20" District provisions;
 - (ii) A Maisonette Dwelling subject to the "RT-20" District provisions;
 - (iii) A Street Townhouse Dwelling subject to the "RT-30" District provisions.

3. The "DE-2" (Multiple Dwellings) District requirements as set out under Section 10B of Zoning By-law No. 6593 are amended by,

- (a) deleting Section 10B.(1)(v) in its entirety; and
- (b) adding thereto the following subsection:

PRIOR EXISTING USES

- (9) The following uses existing on the date of the passing of By-law No. 93- 161 and any alteration, extension or enlargement of the continuing uses after the passing of the by-law shall be permitted:
 - (i) A Townhouse Dwelling subject to the "RT-20" District provisions;
 - (ii) A Maisonette Dwelling subject to the "RT-20" District provisions;
 - (iii) A Street Townhouse Dwelling subject to the "RT-30" District provisions.

4. The "DE-3" (Multiple Dwellings) District requirements as set out under Section 10C of Zoning By-law No. 6593 are amended by,

- (a) deleting Section 10C.(1)(v) in its entirety; and
- (b) adding thereto the following subsection:

PRIOR EXISTING USES

- (9) The following uses existing on the date of the passing of By-law No. 93- 161 and any alteration, extension or enlargement of the continuing uses after the passing of the by-law shall be permitted:
 - (i) A Townhouse Dwelling subject to the "RT-20" District provisions;
 - (ii) A Maisonette Dwelling subject to the "RT-20" District provisions;
 - (iii) A Street Townhouse Dwelling subject to the "RT-30" District provisions.
- (10) Notwithstanding subsection (9), those lands located at Nos. 384-390 Limeridge Road East shall be deemed a "PRIOR EXISTING USE".

5. The "E" (Multiple Dwellings, Lodges, Clubs, etc.) District requirements as set out under Section 11 of Zoning By-law No. 6593 are amended by,

- (a) deleting Section 11.(1)(iia) in its entirety; and
- (b) adding thereto the following subsection:

PRIOR EXISTING USES

- (9) The following uses existing on the date of the passing of By-law No. 93- 161 and any alteration, extension or enlargement of the continuing uses after the passing of the by-law shall be permitted:
 - (i) A Townhouse Dwelling subject to the "RT-20" District provisions;
 - (ii) A Maisonette Dwelling subject to the "RT-20" District provisions;
 - (iii) A Street Townhouse Dwelling subject to the "RT-30" District provisions.

6. The "E-2" (Multiple Dwellings) District requirements as set out under Section 11B of Zoning By-law No. 6593 are amended by,

- (a) deleting Section 11B.(1)(v) in its entirety; and
- (b) adding thereto the following subsection:

PRIOR EXISTING USES

- (9) The following uses existing on the date of the passing of By-law No. 93- 161 and any alteration, extension or enlargement of the continuing uses after the passing of the by-law shall be permitted:
 - (i) A Townhouse Dwelling subject to the "RT-20" District provisions;

- (ii) A Maisonette Dwelling subject to the "RT-20" District provisions;
 - (iii) A Street Townhouse Dwelling subject to the "RT-30" District provisions.
- (10) Notwithstanding subsection (9), those lands located at No. 1620 Upper Wentworth Street shall be deemed a "PRIOR EXISTING USE".

7. The "G" (Neighbourhood Shopping Centre, etc.) District requirements as set out under Section 13 of Zoning By-law No. 6593 are amended by adding thereto the following subsection:

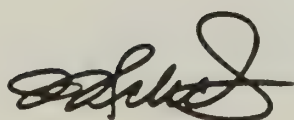
PRIOR EXISTING USES

- (7) The following uses existing on the date of the passing of By-law No. 93- 161 and any alteration, extension or enlargement of the continuing uses after the passing of the by-law shall be permitted:
- (i) A Townhouse Dwelling subject to the "RT-10" District provisions;
 - (ii) A Street Townhouse Dwelling subject to the "RT-30" District provisions.
- (8) Notwithstanding subsection (7), those lands located at No. 2774 King Street East shall be deemed a "PRIOR EXISTING USE".

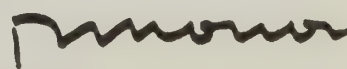
8. In all other respects, By-law No. 6593, as amended, is hereby confirmed, unchanged.

9. The City Clerk is hereby authorized and directed to proceed with the giving of notice of the passing of this by-law, in accordance with the Planning Act.

PASSED this 27th day of July A.D. 1993



CITY CLERK

MAYOR

The Corporation of the City of Hamilton

BY-LAW NO. 93-162

To Amend:

Zoning By-law No. 6593

Respecting:

LANDS LOCATED AT MUNICIPAL NOS. 89-91 VINE STREET

WHEREAS it is intended to change the zoning of the lands hereinafter referred to and to establish a special requirement under section 19B of By-law No. 6593 passed on the 25th day of July 1950 and approved by the Ontario Municipal Board by Order dated the 7th day of December 1951, (File No. P.F.C. 3821);

AND WHEREAS this by-law is in conformity with the Official Plan of the Hamilton Planning Area, approved by the Minister under the Planning Act on June 1, 1982.

NOW THEREFORE the Council of The Corporation of the City of Hamilton enacts as follows:

1. Sheet No. W-4 of the District Maps, appended to and forming part of By-law No. 6593, is amended,

- (a) by changing from "L-c" (Planned Development - Commercial) District to "H" (Community Shopping and Commercial, etc.) District,

the lands, the extent and boundaries of which are shown on a plan hereto annexed as Schedule "A".

2. The "H" (Community Shopping and Commercial, etc.) District provisions, as contained in Section 14 of Zoning By-law No. 6593, applicable to the lands referred to in Section 1, are amended to the extent only of the special requirement that,

- (a) a landscaped planting strip of not less than 3.0 m (9.84 feet) in width shall be provided and maintained along Vine Street, except for any area used for access driveways.

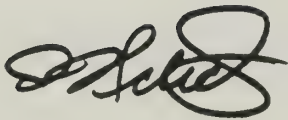
3. No building or structure shall be erected, altered, extended or enlarged, nor shall any building or structure or part thereof be used, nor shall any land be used, except in accordance with the "H" District provisions, subject to the special requirement referred to in section 2.

4. By-law No. 6593 is amended by adding this by-law to section 19B as Schedule S-1312.

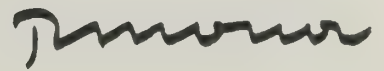
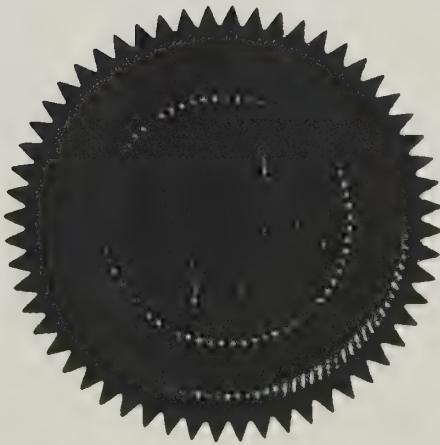
5. Sheet No. W-4 of the District Maps is amended by marking the lands referred to in section 1 of this by-law, S-1312.

6. The City Clerk is hereby authorized and directed to proceed with the giving of notice of the passing of this by-law, in accordance with the Planning Act.

PASSED this 27th day of July A.D. 1993



CITY CLERK

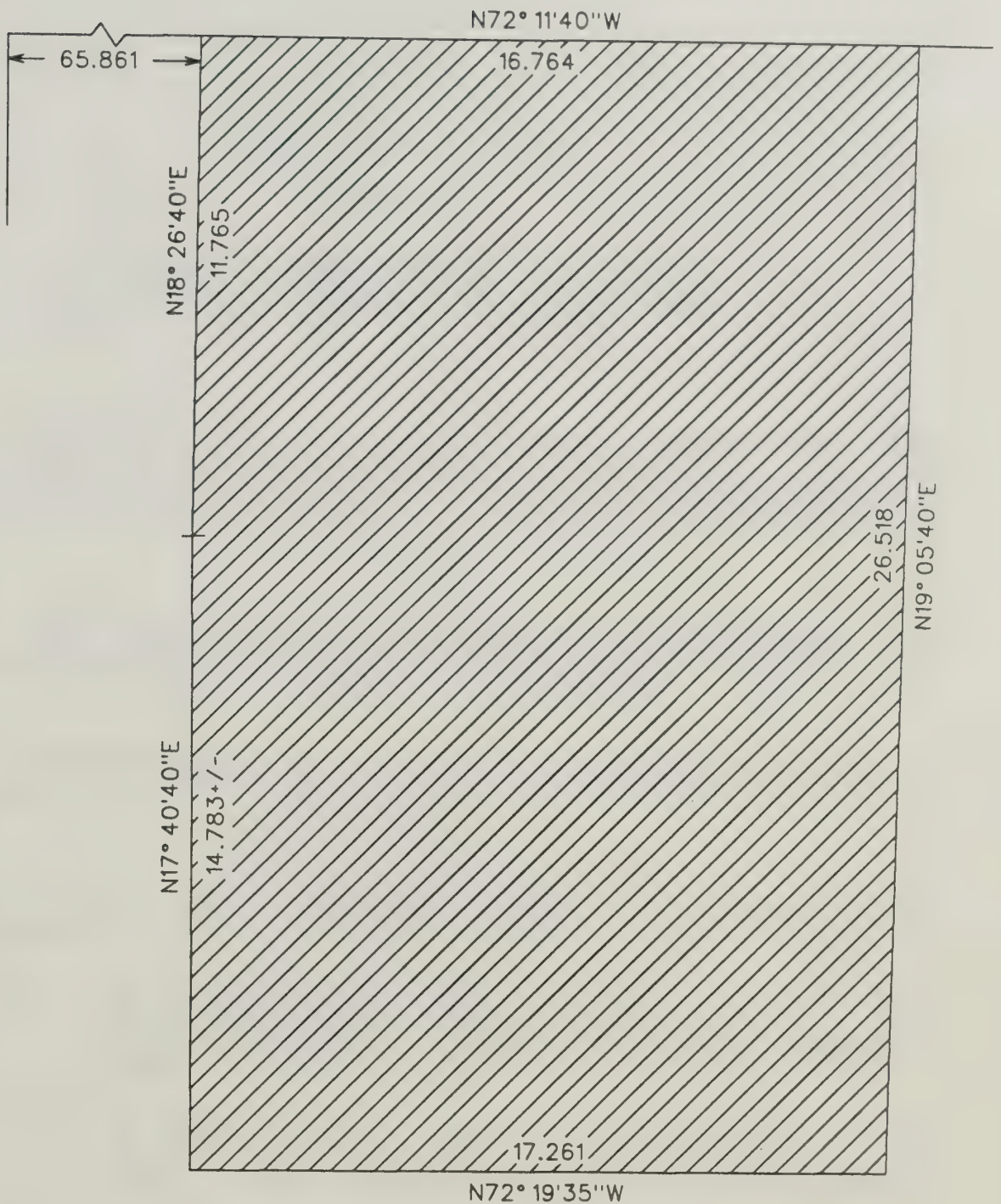


MAYOR

(1993) 11 R.P.D.C. 2, June 29
Philpott Memorial Church, Owner
Amended ZA-92-57

VINE STREET

BAY STREET NORTH



NOTE: All dimensions are in metres

This is Schedule "A" to By-Law No. 93-161
Passed the 27th day of July, 1993.

[Signature]

Clerk

[Signature]

Mayor

City of Hamilton Schedule A

Map Forming Part of
By-Law No. 93-161
to Amend By-Law No. 6593

Regional Municipality of Hamilton-Wentworth
Planning and Development Department

Legend

Change in zoning from:



"L-C" (Planned Development-Commercial)
District to "H" (Community Shopping and
Commercial, etc.) District, modified.

North



Scale
NOT TO SCALE

Date
JUNE 1993

Reference File No.
ZA-92-57

Drawn By
W.J.S.

The Corporation of the City of Hamilton

BY-LAW NO. 93-163

To Amend:

Zoning By-law No. 6593

Respecting:

**LANDS LOCATED SOUTH OF MUD STREET
AND WEST OF UPPER MOUNT ALBION ROAD**

WHEREAS it is intended to change the zoning of the lands hereinafter referred to by amending By-law No. 6593, passed on the 25th day of July, 1950 and approved by the Ontario Municipal Board by Order dated the 7th day of December, 1951, (File No. P.F.C. 3821);

AND WHEREAS this by-law is in conformity with the Official Plan of the Hamilton Planning Area, approved by the Minister under the Planning Act on June 1, 1982.

NOW THEREFORE the Council of The Corporation of the City of Hamilton enacts as follows:

1. Sheet No. E-79B of the District Maps, appended to and forming part of By-law No. 6593, is amended,

- (a) by changing from "AA" (Agricultural) District to "C" - 'H' (Urban Protected Residential, etc. - Holding) District, the land comprised in Block 1;
- (b) by changing from "AA" (Agricultural) District to "RT-30" - 'H' (Street Townhouse - Holding) District, the land comprised in Block 2;
- (c) by changing from "R-4" (Small Lot Single-Family Detached) District to "RT-20" - 'H' (Townhouse - Maisonette - Holding) District, the land comprised in Block 3;
- (d) by changing from "R-4" (Small Lot Single-Family Detached) District to "RT-30" - 'H' (Street Townhouse - Holding) District, the land comprised in Block 4; and
- (e) by changing from "R-4" (Small Lot Single-Family Detached) District to "DE-3" - 'H' (Multiple Dwellings - Holding) District, the land comprised in Block 5,

the lands, the extent and boundaries of each of which Blocks 1, 2, 3, 4, and 5 are shown on a plan hereto annexed as Schedule "A".

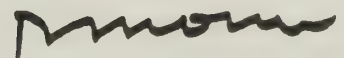
2. The "C" - 'H' (Urban Protected Residential, etc. - Holding) District, "RT-20" - 'H' (Townhouse - Maisonette - Holding) District, "RT-30" - 'H' (Street Townhouse - Holding) District, and "DE-3" - 'H' (Multiple Dwellings - Holding) District referred to in Section 1. shall be subject to the special requirements that,

- (a) the applicant/owner has entered into a Modified Subdivision Agreement with the City/Region, and an Access Agreement with the Region, to the satisfaction of the Regional Roads Department; and
 - (b) upon completion of all of the matters contained in subclause 2.(a), the 'H' symbol shall be removed by amendment to this by-law and the development of the lands referred to in Section 1. may proceed in accordance with the "C", "RT-20", "RT-30" and "DE-3" District provisions as stipulated in this by-law.
3. The City Clerk is hereby authorized and directed to proceed with the giving of notice of the passing of this by-law, in accordance with the Planning Act.

PASSED this 27th day of July A.D. 1993.



CITY CLERK



MAYOR

The Corporation of the City of Hamilton

BY-LAW NO. 93- 164

To Amend:

Zoning By-law No. 6593

Respecting:

LAND LOCATED AT MUNICIPAL NO. 674 UPPER JAMES STREET

WHEREAS it is intended to change the zoning of the land hereinafter referred to and to establish special requirements under section 19B of By-law No. 6593 passed on the 25th day of July 1950 and approved by the Ontario Municipal Board by Order dated the 7th day of December 1951, (File No. P.F.C. 3821);

AND WHEREAS the special condition relating to this rezoning, referred to in Section 33 of the 15th Report of the Planning and Development Committee adopted by City Council on the 25th day of August 1992, has been satisfied;

AND WHEREAS this by-law is in conformity with the Official Plan of the Hamilton Planning Area, approved by the Minister under the Planning Act on June 1, 1982.

NOW THEREFORE the Council of The Corporation of the City of Hamilton enacts as follows:

1. Sheet No. W-8 of the District Maps, appended to and forming part of By-law No. 6593, is amended,

- (a) by changing from "C" (Urban Protected Residential, etc.) District to "H" (Community Shopping and Commercial, etc.) District,

the land, the extent and boundaries of which are shown on a plan hereto annexed as Schedule "A".

2. The "H" (Community Shopping and Commercial, etc.) District provisions, as contained in Section 14 of Zoning By-law No. 6593, applicable to the lands referred to in section 1 are amended to the extent only of the special requirements that,

- (a) notwithstanding Section 14(1) of By-law No. 6593, only the following uses shall be permitted within the building existing at the date of the passing of this by-law:

- (i) RESIDENTIAL USES:

- 1. Single-family dwelling;
 - 2. One dwelling unit in the same building with a permitted commercial use.

(ii) COMMERCIAL USE:

1. Medical offices (including doctor, dentist, chiropractor, osteopath, drugless practitioner).

(iii) ACCESSORY USE:

1. A wall, ground or projecting sign that complies with the following requirements:
 - (1) no sign shall exceed 1.2 m in vertical dimension or 2.2 m² in area; and
 - (2) no sign shall be illuminated unless the source of light is steady and suitably shielded to contain the illumination;
- (b) no extensions or enlargements of the building existing at the date of the passing of the by-law shall be permitted;
- (c) notwithstanding Section 18A(1) of By-law No. 6593, the following parking requirements shall be provided and maintained:
 - (i) one space for each dwelling unit;
 - (ii) one space for every 19 m² of floor area for medical offices (including doctor, dentist, chiropractor, osteopath, drugless practitioner);
- (d) Sections 18A(11)(a),(b) and (12)(a) of By-law No. 6593 shall not apply;
- (e) notwithstanding Section 18A(8) of By-law No. 6593, one of the four parallel parking spaces located along the southerly side lot line may have dimensions not less than 2.5 m in width and 6.3 m in length;
- (f) a landscaped strip not less than 1.0 m in width shall be provided and maintained along the entire westerly lot line where the building has been converted to a commercial use, except for the southerly 4.0 m;
- (g) a visual barrier not less than 1.2 m in height and not more than 2.0 m in height shall be provided and maintained along the entire southerly and westerly lot lines where the building has been converted to a commercial use;
- (h) all lighting facilities at the rear of the property shall be so installed and maintained as to ensure that the light is deflected away from all adjacent residential uses;
- (i) in the event that the existing building is destroyed or demolished, it may be replaced only by a building having the same external dimensions as the building which it replaces and the replacement building shall not have more than two storeys plus a basement, and shall only be used for the uses set out in (a), above;
- (j) notwithstanding Section 18A(1)(f) of By-law No. 6593, the manoeuvring space/aisle width for the parallel parking spaces shall be 3.00 m minimum instead of the required 3.7 m.



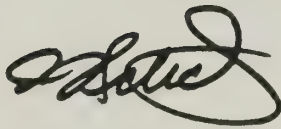
3. No building or structure shall be erected, altered, extended or enlarged, nor shall any building or structure or part thereof be used, nor shall any land be used, except in accordance with the "H" District provisions, subject to the special requirements referred to in section 2.

4. By-law No. 6593 is amended by adding this by-law to section 19B as Schedule S-1282.

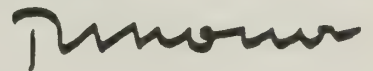
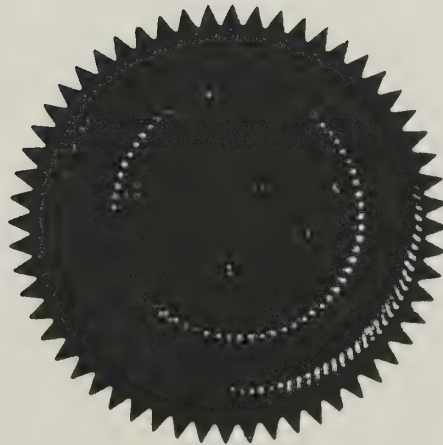
5. Sheet No. W-8 of the District Maps is amended by marking the lands referred to in section 1 of this by-law, S-1282.

6. The City Clerk is hereby authorized and directed to proceed with the giving of notice of the passing of this by-law, in accordance with the Planning Act.

PASSED this 27th day of July A.D. 1993



CITY CLERK



MAYOR

(1992) 15 R.P.D.C. 33, August 25

(1993) 10 R.P.D.C. 12, May 25

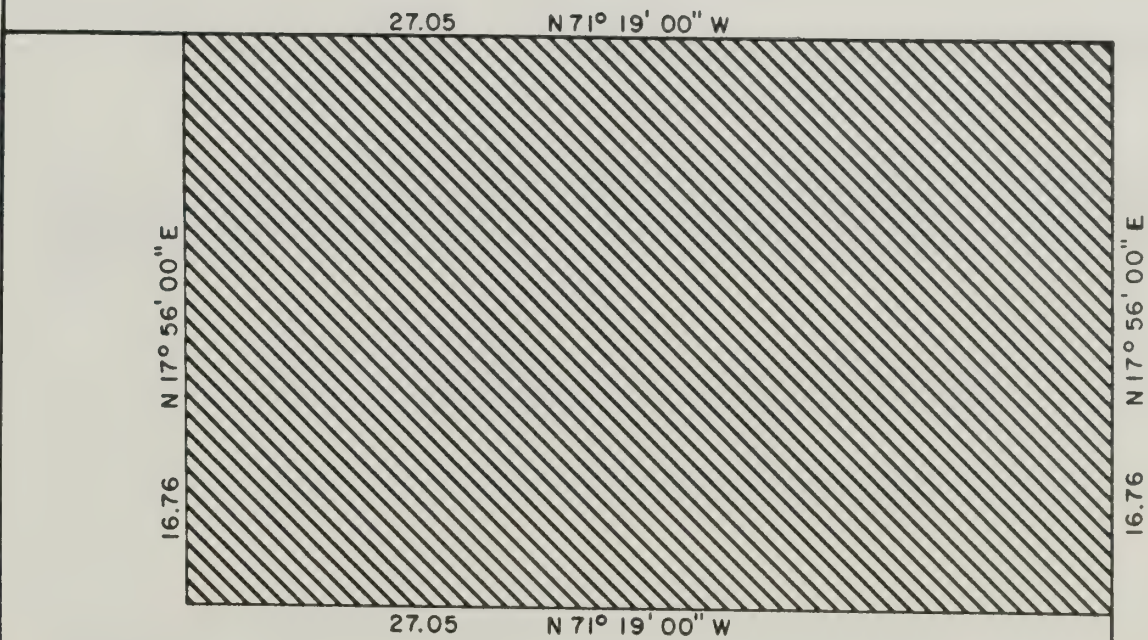
(1993) 12 R.P.D.C. 22, July 27

Jung Y. Mah, Owner

ZA-92-26



WEMBLEY ROAD

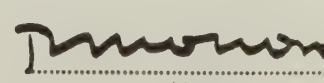


UPPER JAMES STREET

NOTE: All dimensions are in metres

This is Schedule "A" to By-Law No. 9 3-164
Passed the27th day ofJuly....., 1993


Clerk


Mayor

City of Hamilton

Schedule A

Map Forming Part of
By-Law No. 9 3-164

to Amend By-Law No. 6593

Regional Municipality of Hamilton-Wentworth
Planning and Development Department

Legend

Change in zoning from:



"C" (Urban Protected Residential, etc.)
District to "H" (Community Shopping and
Commercial etc.) District, modified.

North



Scale
NOT TO SCALE

Date
AUGUST 24, 1992

Reference File No.
ZA 92-26

Drawn By
Z.K..

The Corporation of the City of Hamilton

BY-LAW NO. 93-166

To Amend:

Zoning By-law No. 6593

Respecting:

LAND LOCATED AT MUNICIPAL NO. 631 RYMAL ROAD WEST

WHEREAS it is intended to change the zoning of the lands hereinafter referred to by amending By-law No. 6593, passed on the 25th day of July 1950 and approved by the Ontario Municipal Board by Order dated the 7th day of December 1951, (File No. P.F.C. 3821);

AND WHEREAS this by-law is in conformity with the Official Plan of the Hamilton Planning Area, approved by the Minister under the Planning Act on June 1, 1982.

NOW THEREFORE the Council of The Corporation of the City of Hamilton enacts as follows:

1. Sheets No. W-27E and W-27D of the District Maps, appended to and forming part of By-law No. 6593, are amended,

- (a) by changing from "AA" (Agricultural) District to "B" (Suburban Agriculture and Residential, etc.) District, the land comprised in Block 1; and
- (b) by changing from "AA" (Agricultural) District to "C" (Urban Protected Residential, etc.) District, the land comprised in Block 2,

the land, the extent and boundaries of each of which Blocks 1 and 2 are shown on a plan hereto annexed as Schedule "A".

2. The City Clerk is hereby authorized and directed to proceed with the giving of notice of the passing of this by-law, in accordance with the Planning Act.

PASSED this 27th day of July A.D. 1993.



CITY CLERK



MAYOR

The Corporation of the City of Hamilton

BY-LAW NO. 93-168

To Amend:

Zoning By-law No. 6593

Respecting:

LANDS LOCATED AT MUNICIPAL NOS. 260-280 KING STREET EAST

WHEREAS it is intended to establish special requirements under section 19B of By-law No. 6593, passed on the 25th day of July 1950 and approved by the Ontario Municipal Board by Order dated the 7th day of December 1951, (File No. P.F.C. 3821);

AND WHEREAS this by-law is in conformity with the Official Plan of the Hamilton Planning Area, approved by the Minister under the Planning Act on June 1, 1982.

NOW THEREFORE the Council of The Corporation of the City of Hamilton enacts as follows:

1. Sheet No. E-4 of the District Maps, appended to and forming part of By-law No. 6593, is amended,

- (a) by changing from "H" (Community Shopping and Commercial, etc.) District to "H" - 'H' (Community Shopping and Commercial, etc. - Holding) District,

the land, the extent and boundaries of which are shown on a plan hereto annexed as Schedule "A".

2. The "H" - 'H' (Community Shopping and Commercial, etc. - Holding) District, referred to in Section 1. shall be subject to the special requirements that,

- (a) the applicant/owner shall apply for and receive approval of a Site Plan Control application and have it registered on title;
- (b) upon completion of all of the matters contained in subclause 2.(a), the 'H' symbol shall be removed by amendment to this by-law and the development of the lands referred to in Section 1. may proceed in accordance with the "H" District provisions, subject to the special requirements referred to in Section 3. of this by-law.

3. The "H" (Community Shopping and Commercial, etc.) District provisions, as contained in Section 14 of Zoning By-law No. 6593, applicable to the land, the extent and boundaries of which are shown on a plan hereto annexed as Schedule "A", are amended to the extent only of the following special requirements that,

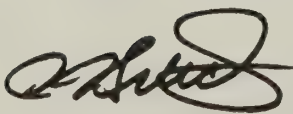
- (a) notwithstanding Sections 14(1)(iiia), 14(2) and 14(5) of By-law No. 6593, a mixed commercial/ residential building shall be permitted provided that,
 - (i) it contains not more than 127 dwelling units;
 - (ii) the building height is not more than 12 storeys;
 - (iii) the gross floor area ratio is not more than 6.31; and

- (iv) the multiple dwelling is attached to only commercial use(s) permitted under the "CR" (Commercial-Residential) Districts [Section 15B(3)(b)] of Zoning By-law No. 6593;
 - (b) all residential uses shall be located completely and functionally separate from any commercial uses, and pedestrian access to the residential units shall be completely separate from pedestrian access to the commercial uses;
 - (c) a minimum landscaped area of 600.0 m² (6,458 sq. ft.) shall be provided and maintained either at or above grade, or any combination thereof;
 - (d) notwithstanding Sections 18A(1)(c) and 18A(1)(d) of By-law No. 6593, one loading space having minimum dimensions of 18.0 m x 3.7 m x 4.3 m shall be provided and maintained on the lot;
 - (e) notwithstanding Section 18A(9) of By-law No. 6593, the manoeuvring space for the required loading space shall be located off-site;
 - (f) notwithstanding Sections 18A(1)(a) and 18A(9) of By-law No. 6593, thirty-two (32) of the required number of parking spaces for the residential/commercial project may be provided off the site, and partially within the adjacent road allowance.
4. No building or structure shall be erected, altered, extended or enlarged, nor shall any building or structure or part thereof be used, nor shall any land be used, except in accordance with the "H" District provisions, subject to the special requirements referred to in section 3.
5. By-law No. 6593 is amended by adding this by-law to section 19B as Schedule S-1189.
6. Sheet No. E-4 of the District Maps is amended by marking the land referred to in section 1 of this by-law, S-1189.
7. The City Clerk is hereby authorized and directed to proceed with the giving of notice of the passing of this by-law, in accordance with the Planning Act.

PASSED this 27th day of

July

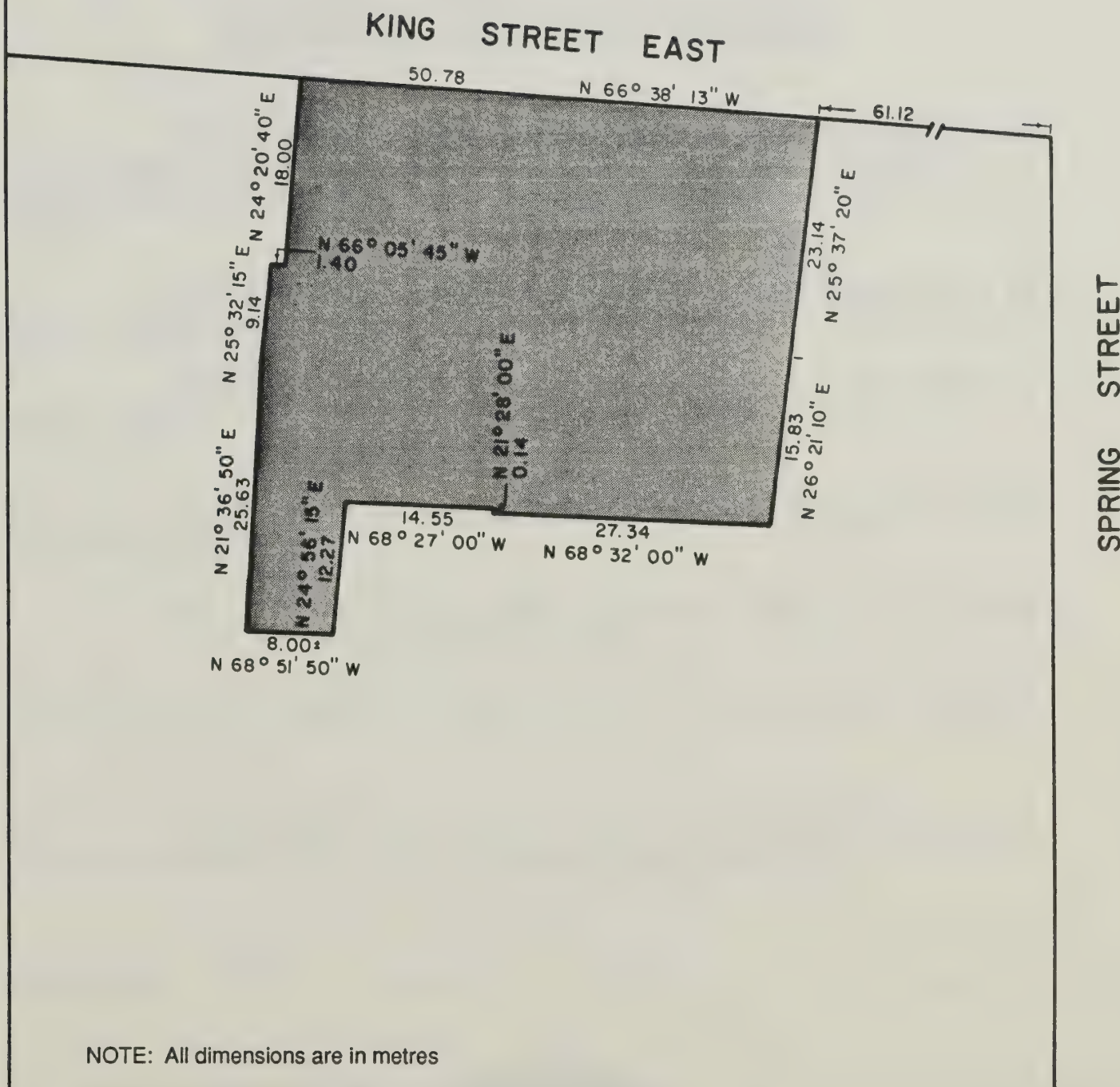
A.D. 1993



CITY CLERK



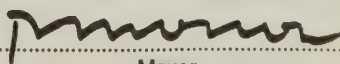

MAYOR



NOTE: All dimensions are in metres

This is Schedule "A" to By-Law No. 93-168
Passed the 27th day of July, 199 .


Clerk


Mayor

City of Hamilton

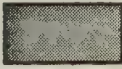
Schedule A

Map Forming Part of
By-Law No. 93-168....

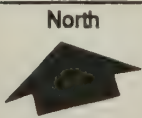
to Amend By-Law No. 6593

Regional Municipality of Hamilton-Wentworth
Planning and Development Department

Legend



Lands to be regulated by
By-Law No. 93-168



North	Scale NOT TO SCALE
	Date SEPTEMBER, 1990

Reference File No. ZA 90-06
Drawn By L.B.

The Corporation of the City of Hamilton

BY-LAW NO. 93- 169

To Amend:

Zoning By-law No. 6593

Respecting:

**LANDS LOCATED EAST OF DICENZO DRIVE
AND SOUTH OF STONE CHURCH ROAD EAST**

WHEREAS it is intended to change the zoning of the lands hereinafter referred to by amending By-law No. 6593, passed on the 25th day of July 1950 and approved by the Ontario Municipal Board by Order dated the 7th day of December 1951, (File No. P.F.C. 3821);

AND WHEREAS this by-law is in conformity with the Official Plan of the Hamilton Planning Area, approved by the Minister under the Planning Act on June 1, 1982.

NOW THEREFORE the Council of The Corporation of the City of Hamilton enacts as follows:

1. Sheet No. E-9C of the District Maps, appended to and forming part of By-law No. 6593, is amended,

(a) by changing from "AA" (Agricultural) District to "C" (Urban Protected Residential, etc.) District,

the land, the extent and boundaries of which are shown on a plan hereto annexed as Schedule "A".

2. The City Clerk is hereby authorized and directed to proceed with the giving of notice of the passing of this by-law, in accordance with the Planning Act.

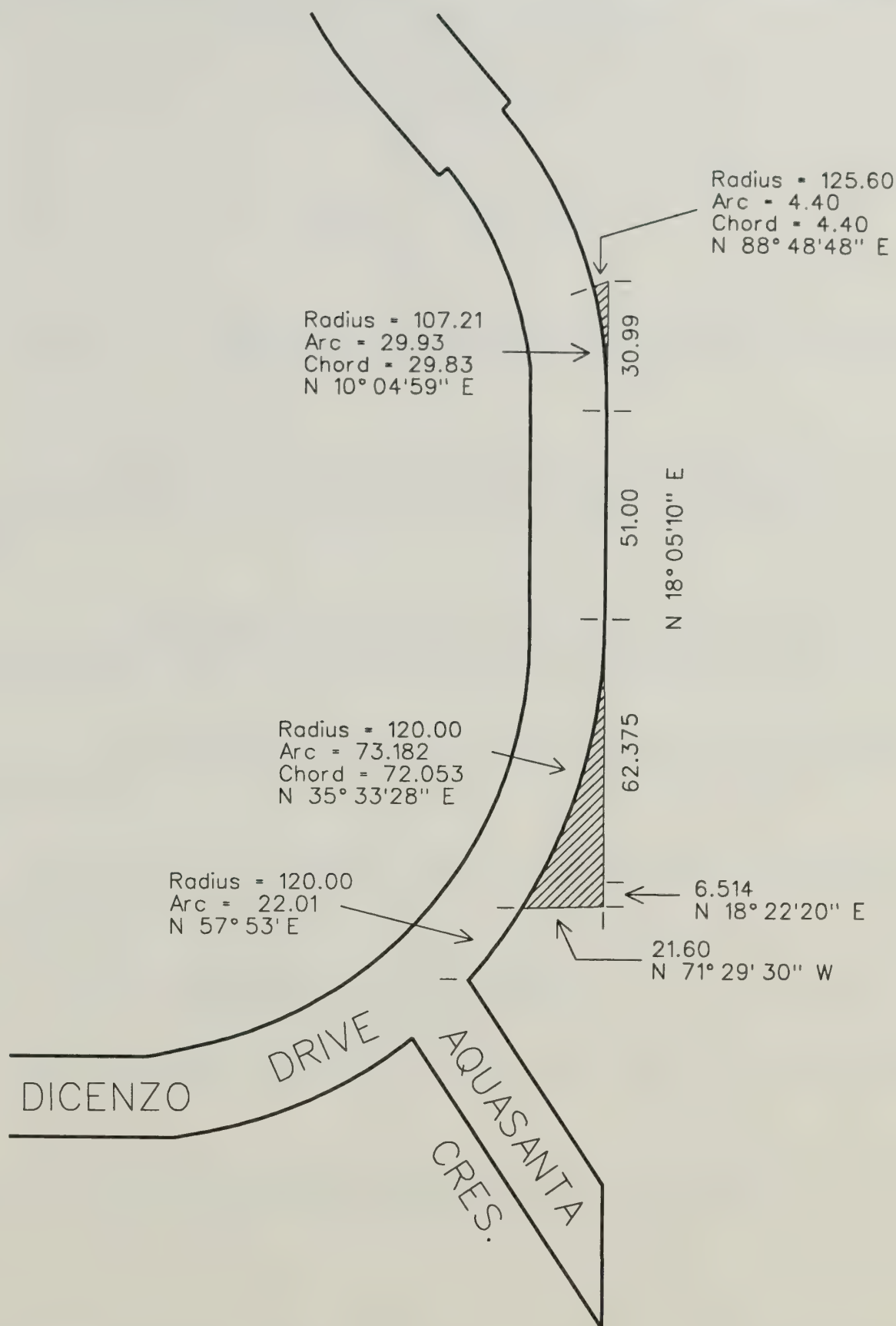
PASSED this 27th day of July A.D. 1993.



CITY CLERK



MAYOR



NOTE: All dimensions are in metres

This is Schedule "A" to By-Law No. 93-169.
Passed the 27th day of July, 1993.

[Signature]

Clerk

[Signature]

Mayor

City of Hamilton
Schedule A
Map Forming Part of
By-Law No. 93-169
to Amend By-Law No. 6593
Regional Municipality of Hamilton-Wentworth
Planning and Development Department

Legend



Change in zoning from:
"AA" (Agricultural) District to "C"
(Urban Protected Residential, etc.)
District.

North



Scale
NOT TO SCALE

Date
JULY 1993

Reference File No.
ZAR-93-13

Drawn By
P.B.

The Corporation of the City of Hamilton

BY-LAW NO. 93- 184

To Amend:

Zoning By-law No. 6593

Respecting:

**LAND LOCATED AT THE REAR OF MUNICIPAL NO. 1011 QUEENSTON ROAD
(NORTH OF BERKINDALE DRIVE)**

WHEREAS it is intended to change the zoning of the lands hereinafter referred to by amending By-law No. 6593, passed on the 25th day of July, 1950 and approved by the Ontario Municipal Board by Order dated the 7th day of December, 1951, (File No. P.F.C. 3821);

AND WHEREAS this by-law is in conformity with the Official Plan of the Hamilton Planning Area, approved by the Minister under the Planning Act on June 1, 1982.

NOW THEREFORE the Council of The Corporation of the City of Hamilton enacts as follows:

1. Sheets No. E-124 and E-125 of the District Maps, appended to and forming part of By-law No. 6593, are amended,

(a) by changing from "AA" (Agricultural) District to "R-4" (Small Lot Single-Family Detached) District,

the land, the extent and boundaries of which are shown on a plan hereto annexed as Schedule "A".

2. The City Clerk is hereby authorized and directed to proceed with the giving of notice of the passing of this by-law, in accordance with the Planning Act.

PASSED this 31st day of August A.D. 1993

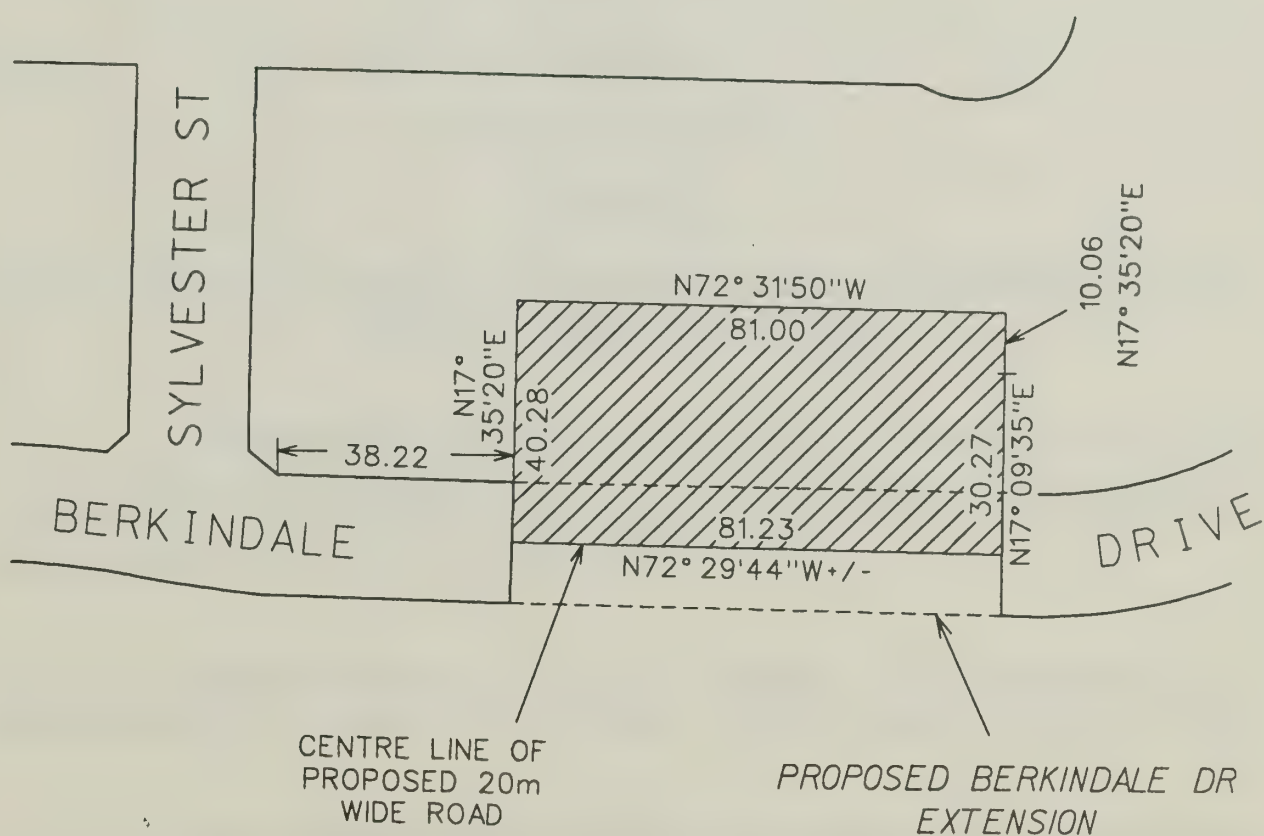


CITY CLERK



MAYOR

(1993) 11 R.P.D.C. 3.B, June 29
Adorn Investments Limited, Owners
and Valerie Fine, Trustee
Amended ZAC-93-01



CITY OF HAMILTON
 CITY OF STONEY CREEK

NOTE: All dimensions are in metres

This is Schedule "A" to By-Law No. 93-184
 Passed the 31st day of August, 1993.

[Signature]

Clerk

[Signature]

Mayor

City of Hamilton
Schedule A
 Map Forming Part of
 By-Law No. 93-184
 to Amend By-Law No. 6593
 Regional Municipality of Hamilton-Wentworth
 Planning and Development Department

Legend

Change in zoning from:

 "AA" (Agricultural) District to "R-4" (Small Lot Single-Family Detached) District.

North 	Scale NOT TO SCALE	Reference File No. ZAC-93-01
	Date JUNE 1993	Drawn By W.J.S.

The Corporation of the City of Hamilton

BY-LAW NO. 93-185

To Amend:

Zoning By-law No. 6593

Respecting:

**LAND LOCATED AT THE REAR OF MUNICIPAL NO. 1011 QUEENSTON ROAD
(SOUTH OF BERKINDALE DRIVE)**

WHEREAS it is intended to change the zoning of the land hereinafter referred to and to establish special requirements under section 19B of By-law No. 6593 passed on the 25th day of July 1950 and approved by the Ontario Municipal Board by Order dated the 7th day of December 1951, (File No. P.F.C. 3821);

AND WHEREAS this by-law is in conformity with the Official Plan of the Hamilton Planning Area, approved by the Minister under the Planning Act on June 1, 1982.

NOW THEREFORE the Council of The Corporation of the City of Hamilton enacts as follows:

1. Sheets No. E-124 and E-125 of the District Maps, appended to and forming part of By-law No. 6593, are amended,

- (a) by changing from "AA" (Agricultural) District to "R-4" (Small Lot Single-Family Detached) District, the land comprised in Block 1; and
- (b) by changing from "AA" (Agricultural) District to "H" (Community Shopping and Commercial, etc.) District, the land comprised in Block 2,

the land, the extent and boundaries of each of which Blocks 1 and 2 are shown on a plan hereto annexed as Schedule "A".

2. The "H" (Community Shopping and Commercial, etc.) District provisions, as contained in Section 14 of Zoning By-law No. 6593, applicable to the lands referred to in section 1.(b) are amended to the extent only of the special requirements that,

- (a) a landscape planting strip not less than 6.0 m wide shall be provided and maintained along the northerly limits of the "H" District lands where they abut the residential district to the north; and
- (b) a visual barrier not less than 2.5 m in height shall be provided and maintained within the landscaped planting strip referred to in clause (a).

3. No building or structure shall be erected, altered, extended or enlarged, nor shall any building or structure or part thereof be used, nor shall any land be used, except in accordance with the "H" District provisions, subject to the special requirements referred to in section 2.

4. By-law No. 6593 is amended by adding this by-law to section 19B as Schedule S-1313.

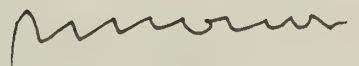
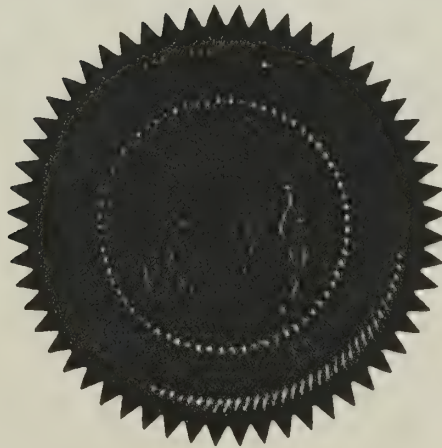
5. Sheets No. E-124 and E-125 of the District Maps are amended by marking the lands referred to in section 1.(b) of this by-law, S-1313.

6. The City Clerk is hereby authorized and directed to proceed with the giving of notice of the passing of this by-law, in accordance with the Planning Act.

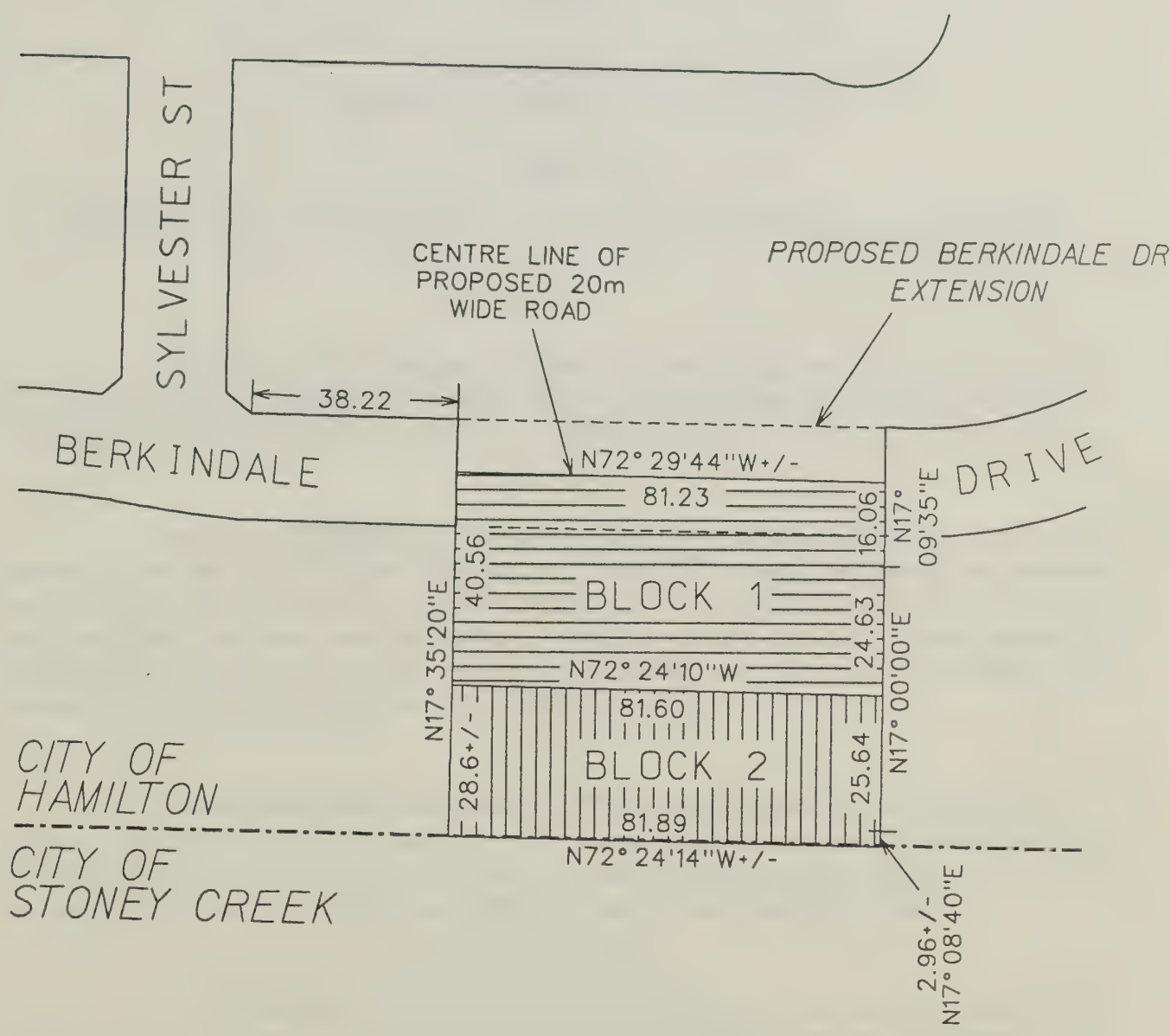
PASSED this 31st day of August A.D. 1993



CITY CLERK

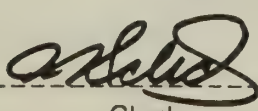


MAYOR



NOTE: All dimensions are in metres

This is Schedule "A" to By-Law No. 93-185
 Passed the 31st day of August, 1993.

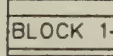
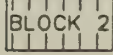

 Clerk


 Mayor

City of Hamilton
Schedule A
 Map Forming Part of
 By-Law No. 93-185
 to Amend By-Law No. 6593
 Regional Municipality of Hamilton-Wentworth
 Planning and Development Department

Legend

Change in zoning from:

	"AA" (Agricultural) District to "R-4" (Small Lot Single-Family Detached) District.
	"AA" (Agricultural) District to "H" (Community Shopping and Commercial, etc.) District, modified.

 North	Scale NOT TO SCALE	Reference File No. ZAC-93-01
	Date JUNE 1993	Drawn By W.J.S.

The Corporation of the City of Hamilton

BY-LAW NO. 93- 188

To Amend:

Zoning By-law No. 6593
as Amended by Zoning By-law No. 92-075

Respecting:

LAND LOCATED AT MUNICIPAL NO. 1314 UPPER WENTWORTH STREET

WHEREAS it is intended to establish a special requirement under section 19B of By-law No. 6593, passed on the 25th day of July, 1950 and approved by the Ontario Municipal Board by Order dated the 7th day of December, 1951, (File No. P.F.C. 3821);

AND WHEREAS the Council of The Corporation of the City of Hamilton passed By-law No. 92-075 on the 10th day of March 1992 to establish special requirements under Section 19B of Zoning By-law No. 6593 for the "AA" District, in respect of the above-captioned land, the extent and boundaries of which are shown on a plan thereto annexed as Schedule "A", which by-law came into force on the day it was passed in accordance with Section 34(21) of the Planning Act, R.S.O. 1990, c. P.13;

AND WHEREAS the Council of The Corporation of the City of Hamilton, in adopting Section 9 of the 9th Report of the Planning and Development Committee at its meeting held on the 11th day of May 1993, recommended that Zoning By-law No. 6593, as amended by By-law No. 92-075, be further amended as hereinafter provided;

AND WHEREAS the special condition relating to this rezoning, referred to in Section 9 of the 9th Report of the Planning and Development Committee adopted by City Council on the 11th day of May 1993, has been satisfied;

AND WHEREAS this by-law is in conformity with the Official Plan of the Hamilton Planning Area, approved by the Minister under the Planning Act on June 1, 1982.

NOW THEREFORE the Council of The Corporation of the City of Hamilton enacts as follows:

1. Section 1.(a)(i) of By-law No. 92-075 is amended by adding the words "including an accessory butcher shop" after the words "a retail variety store" so that the section reads as follows:

"(i) COMMERCIAL USES:

1. a retail variety store including an accessory butcher shop;
2. a business and professional person's office,

within the building existing on the day of the passing of this by-law;"

2. No building or structure shall be erected, altered, extended or enlarged, nor shall any building or structure or part thereof be used, nor shall any land be used, except in accordance with the "AA" District provisions, subject to the special requirements referred to in section 1 of By-law No. 92-075 and section 1 of this by-law.

3. By-law No. 6593 is amended by adding this by-law to section 19B as Schedule S-1158a.

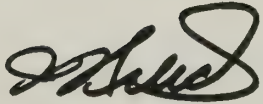
4. Sheet No. E-18C of the District Maps is amended by marking the lands referred to in section 1 of By-law No. 92-075, S-1158a.

5. In all other respects, By-law No. 92-075 is hereby confirmed, unchanged.

6. The City Clerk is hereby authorized and directed to proceed with the giving of notice of the passing of this by-law, in accordance with the Planning Act.

PASSED this 31st day of August

A.D. 1993



CITY CLERK




MAYOR

CERTIFIED A TRUE COPY



CITY CLERK

The Corporation of the City of Hamilton

BY-LAW NO. 93- 190

To Amend:

Zoning By-law No. 6593

Respecting:

LANDS LOCATED AT MUNICIPAL NOS. 236-250 RYMAL ROAD WEST

WHEREAS it is intended to change the zoning of the lands hereinafter referred to by amending By-law No. 6593, passed on the 25th day of July, 1950 and approved by the Ontario Municipal Board by Order dated the 7th day of December, 1951, (File No. P.F.C. 3821);

AND WHEREAS this by-law is in conformity with the Official Plan of the Hamilton Planning Area, approved by the Minister under the Planning Act on June 1, 1982.

NOW THEREFORE the Council of The Corporation of the City of Hamilton enacts as follows:

1. Sheets No. W-17D and W-17E of the District Maps, appended to and forming part of By-law No. 6593, are amended,

- (a) by changing from "AA" (Agricultural) District to "R-2" - 'H' (Urban Protected Residential - One and Two-Family Dwellings, etc. - Holding) District, the land comprised in Block 1;
- (b) by changing from "AA" (Agricultural) District to "R-2" (Urban Protected Residential - One and Two-Family Dwellings, etc.) District, the land comprised in Block 2,

the lands, the extent and boundaries of each of which Blocks 1 and 2 are shown on a plan hereto annexed as Schedule "A".

2. The "R-2" - 'H' (Urban Protected Residential - One and Two-Family Dwellings, etc. - Holding) District referred to in Section 1.(a) shall be subject to the special requirements that,

- (a) municipal water and sewer services be made available to serve the subject lands, to the satisfaction of the Commissioner of Transportation and Environmental Services; and
- (b) upon completion of all of the matters contained in subclause 2.(a), the 'H' symbol shall be removed by amendment to this by-law and the development of the lands referred to in Section 1.(a) may proceed in accordance with the "R-2" District provisions.

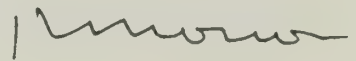
3. The City Clerk is hereby authorized and directed to proceed with the giving of notice of the passing of this by-law, in accordance with the Planning Act.

PASSED this 31st day of August

A.D. 1993.



CITY CLERK

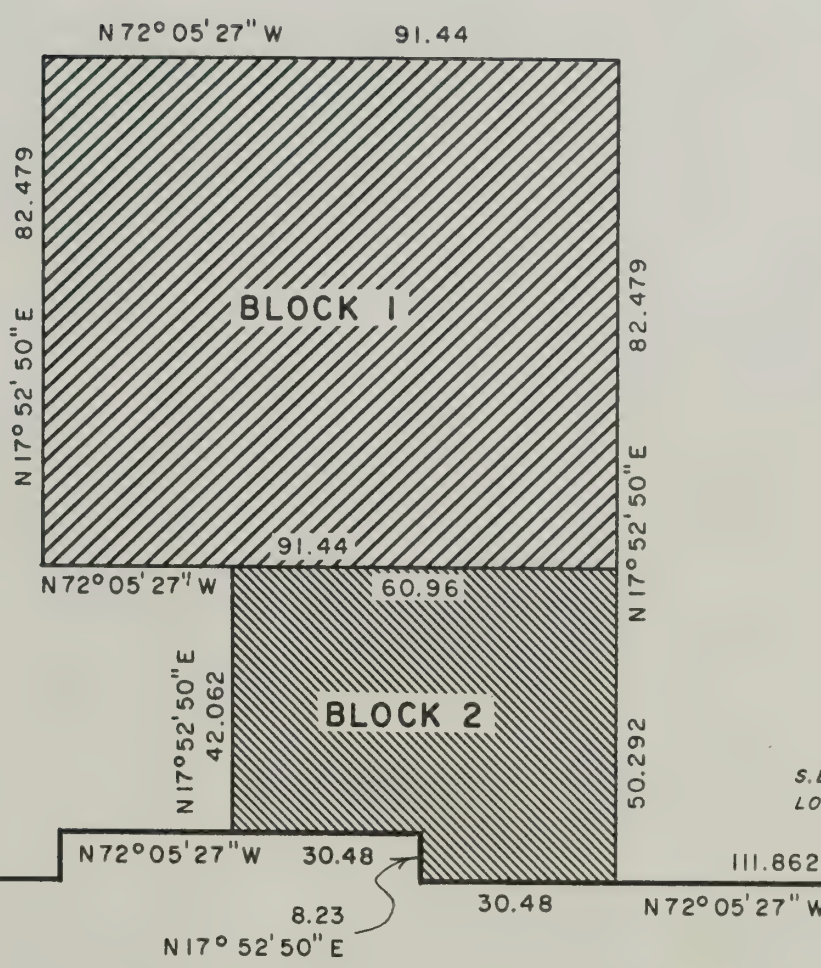


MAYOR

(1993) 12 R.P.D.C. 9, July 27
Ascenzo Lepore, Owner
Amended ZA-89-57

LOT 17

LOT 16



RYMAL ROAD WEST

NOTE: All dimensions are in metres

This is Schedule "A" to By-Law No. 93-190
Passed the 31st. day of August, 1993.

Clerk

Mayor

City of Hamilton

Schedule A

Map Forming Part of
By-Law No. 93-190

to Amend By-Law No. 6593

Regional Municipality of Hamilton-Wentworth
Planning and Development Department

Legend

Changes in zoning from "AA" (Agricultural) District to:

- BLOCK 1 "R-2" - "H" (Urban Protected Residential - One and Two-Family Dwellings, etc. - Holding) District.
- BLOCK 2 "R-2" (Urban Protected Residential - One and Two-Family Dwellings, etc.) District.



Scale
NOT TO SCALE

Date
JULY 1993

Reference File No.
ZA 89-57 Amended

Drawn By
Z. K.

The Corporation of the City of Hamilton

BY-LAW NO. 93- 212

To Amend:

Zoning By-law No. 6593

Respecting:

**LANDS LOCATED IN THE AREA WEST OF GARTH STREET
AND SOUTH OF CLAUDETTE GATE**

WHEREAS it is intended to change the zoning of the lands hereinafter referred to by amending By-law No. 6593, passed on the 25th day of July 1950 and approved by the Ontario Municipal Board by Order dated the 7th day of December 1951, (File No. P.F.C. 3821);

AND WHEREAS this by-law is in conformity with the Official Plan of the Hamilton Planning Area, approved by the Minister under the Planning Act on June 1, 1982.

NOW THEREFORE the Council of The Corporation of the City of Hamilton enacts as follows:

1. Sheet No. W-27D of the District Maps, appended to and forming part of By-law No. 6593, is amended,
 - (a) by changing from "C" (Urban Protected Residential, etc.) District to "R-4" (Small Lot Single-Family Detached) District,

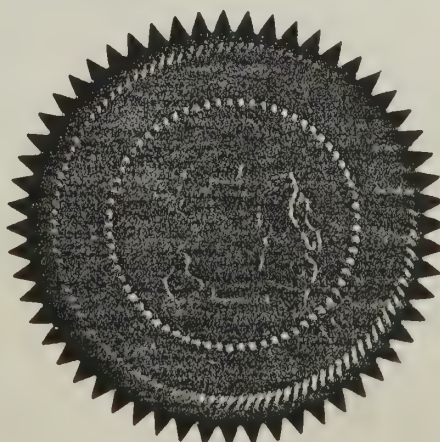
the land, the extent and boundaries of which are shown on a plan hereto annexed as Schedule "A".

2. The City Clerk is hereby authorized and directed to proceed with the giving of notice of the passing of this by-law, in accordance with the Planning Act.

PASSED this 26th day of October A.D. 1993.

P. E. Hollander

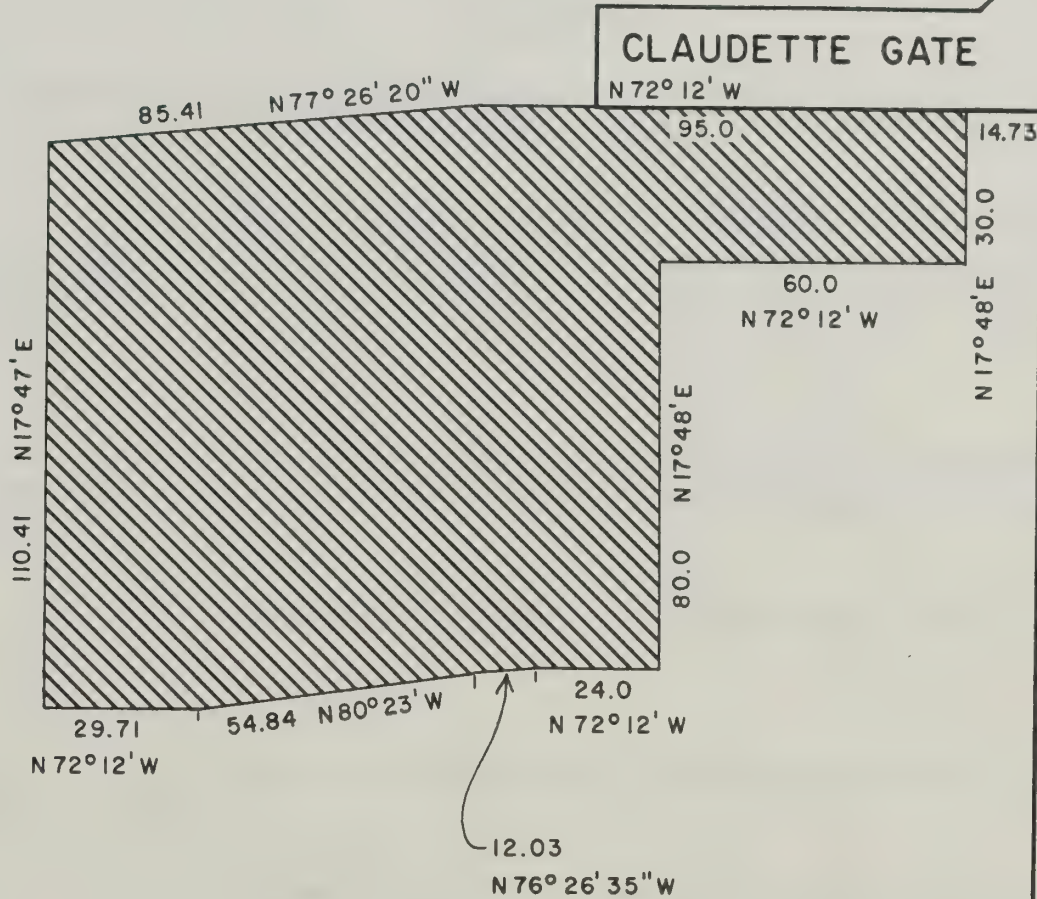
ACTING CITY CLERK



[Signature]

MAYOR

(1993) 13 R.P.D.C. 1, August 31
800064 Ontario Inc.,
(A. DiSilvestro, Owner)
Amended ZAC-93-14



NOTE: All dimensions are in metres

This is Schedule "A" to By-Law No. 93-212.
Passed the 26th day of October, 1993.

A. J. McLaughlin
Acting Clerk

[Signature]
Mayor

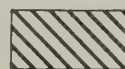
City of Hamilton Schedule A

Map Forming Part of
By-Law No. 93-212
to Amend By-Law No. 6593

Regional Municipality of Hamilton-Wentworth
Planning and Development Department

Legend

Change in zoning from:



"C" (Urban Protected Residential, etc.)
District to "R-4" (Small Lot Single-Family
Detached) District.

North



Scale
NOT TO SCALE

Date
OCTOBER 1993

Reference File No.
ZAC 93-14

Drawn By
Z.K.

The Corporation of the City of Hamilton

BY-LAW NO. 93- 214

To Amend:

Zoning By-law No. 6593

Respecting:

LAND LOCATED AT MUNICIPAL NO. 855 UPPER HORNING ROAD

WHEREAS it is intended to change the zoning of the lands hereinafter referred to by amending By-law No. 6593, passed on the 25th day of July 1950 and approved by the Ontario Municipal Board by Order dated the 7th day of December 1951, (File No. P.F.C. 3821);

AND WHEREAS this by-law is in conformity with the Official Plan of the Hamilton Planning Area, approved by the Minister under the Planning Act on June 1, 1982.

NOW THEREFORE the Council of The Corporation of the City of Hamilton enacts as follows:

1. Sheet No. W-37C of the District Maps, appended to and forming part of By-law No. 6593, is amended,

(a) by changing from "B" (Suburban Agriculture and Residential, etc.) District to "C" (Urban Protected Residential, etc.) District,

the land, the extent and boundaries of which are shown on a plan hereto annexed as Schedule "A".

2. The City Clerk is hereby authorized and directed to proceed with the giving of notice of the passing of this by-law, in accordance with the Planning Act.

PASSED this 26th day of October A.D. 1993.

A. J. Hollowell

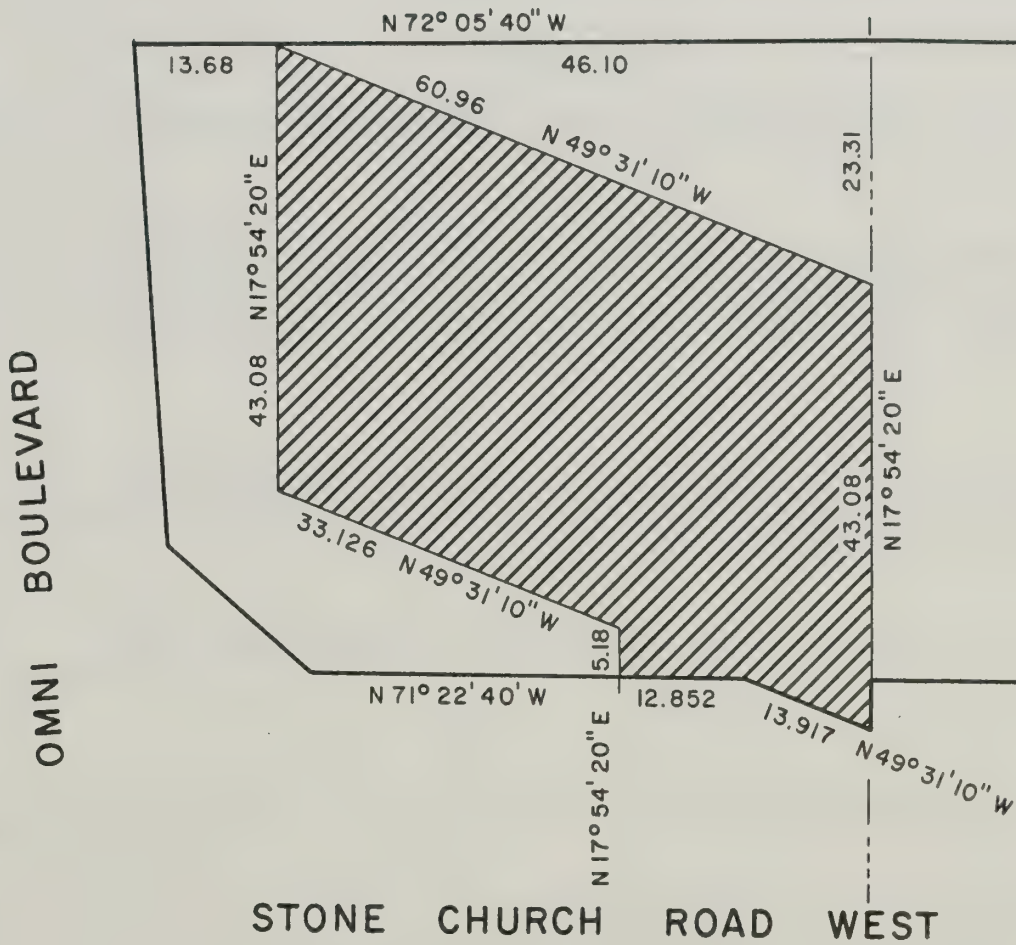
ACTING CITY CLERK



[Signature]

MAYOR

GURNETT DRIVE



DIVISION LINE BETWEEN
TOWNSHIPS OF ANCASTER
AND BARTON.

NOTE: All dimensions are in metres

This is Schedule "A" to By-Law No. 93-214
Passed the 26th day of October, 1993.

A. E. McLaughlin
Acting Clerk

[Signature]
Mayor

City of Hamilton
Schedule A

Map Forming Part of
By-Law No. 93-214

to Amend By-Law No. 6593

Regional Municipality of Hamilton-Wentworth
Planning and Development Department

Legend

Change in zoning from:



"B" (Suburban Agriculture and Residential,
etc.) District to "C" (Urban Protected Resi-
dential, etc.) District.

North



Scale
NOT TO SCALE

Date
OCTOBER 1993

Reference File No.
ZA-92-25

Drawn By
Z.K.

The Corporation of the City of Hamilton

BY-LAW NO. 93- 215

To Amend:

Zoning By-law No. 6593

Respecting:

LANDS LOCATED AT MUNICIPAL NOS. 478 AND 488 RYMAL ROAD EAST

WHEREAS it is intended to change the zoning of the lands hereinafter referred to by amending By-law No. 6593, passed on the 25th day of July 1950 and approved by the Ontario Municipal Board by Order dated the 7th day of December 1951, (File No. P.F.C. 3821);

AND WHEREAS this by-law is in conformity with the Official Plan of the Hamilton Planning Area, approved by the Minister under the Planning Act on June 1, 1982.

NOW THEREFORE the Council of The Corporation of the City of Hamilton enacts as follows:

1. Sheet No. E-27E of the District Maps, appended to and forming part of By-law No. 6593, is amended,

- (a) by changing from "AA" (Agricultural) District to "B-2" (Suburban Residential) District, the land comprised in Block 1; and
- (b) by changing from "AA" (Agricultural) District to "C" (Urban Protected Residential, etc.) District, the land comprised in Block 2,

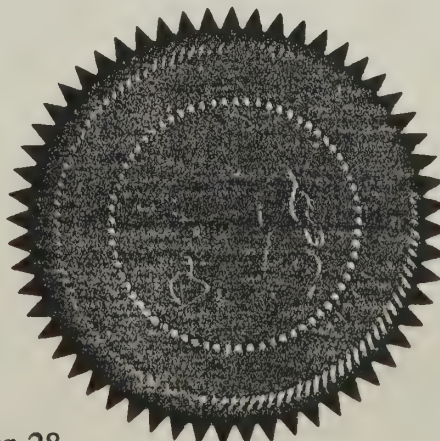
the extent and boundaries of each of which Blocks 1 and 2 are shown on a plan hereto annexed as Schedule "A".

2. The City Clerk is hereby authorized and directed to proceed with the giving of notice of the passing of this by-law, in accordance with the Planning Act.

PASSED this 26th day of October A.D. 1993.

A. J. McLaughlin

ACTING CITY CLERK



[Signature]

MAYOR

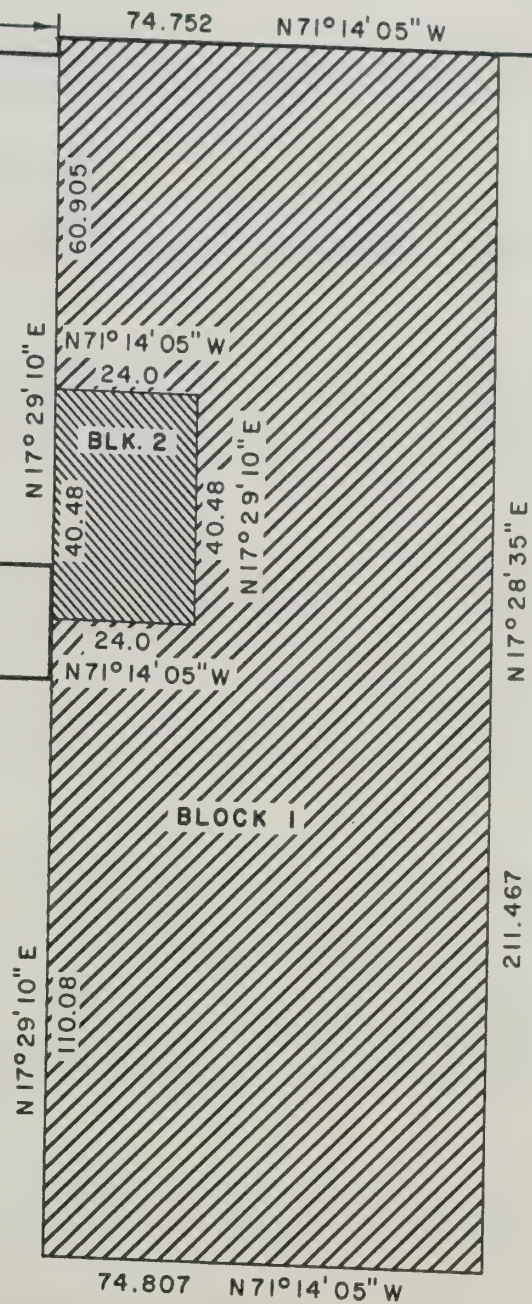
(1993) 14 R.P.D.C. 2, September 28
Frank Toth, Tony DiFranco and
Angelo Cocca, Owners
Amended ZA-93-09

RYMAL ROAD EAST

NORTH WEST ANGLE OF
LOT 9 - CONCESSION 1

UPPER WENTWORTH STREET

ARROWHEAD DRIVE



NOTE: All dimensions are in metres

This is Schedule "A" to By-Law No. 93- 215
Passed the 26th day of October, 1993.

A. P. Hollowell
Acting Clerk

[Signature]
Mayor

City of Hamilton

Schedule A

Map Forming Part of
By-Law No. 93- 215

to Amend By-Law No. 6593

Regional Municipality of Hamilton-Wentworth
Planning and Development Department

Legend

Change in zoning from "AA" (Agricultural) District to:

- BLOCK 1  "B-2" (Suburban Residential) District.
- BLOCK 2  "C" (Urban Protected Residential, etc.) District.

North



Scale
NOT TO SCALE

Date
SEPT. 1993

Reference File No.
ZAC - 93 - 09

Drawn By
Z. K.

The Corporation of the City of Hamilton

BY-LAW NO. 93-216

To Amend:

Zoning By-law No. 6593
As Amended by Zoning By-law No. 92-032

Respecting:

LAND LOCATED AT MUNICIPAL NOS. 952-954 CONCESSION STREET

WHEREAS it is intended to change the zoning of the lands hereinafter referred to and to establish special requirements under section 19B of By-law No. 6593 passed on the 25th day of July 1950 and approved by the Ontario Municipal Board by Order dated the 7th day of December 1951, (File No. P.F.C. 3821);

AND WHEREAS the Council of The Corporation of the City of Hamilton passed By-law No. 92-032 on the 14th day of January 1992 to establish special requirements under Section 19B of Zoning By-law No. 6593, for the "C" District and "G-3" District, in respect of the lands located at Municipal Nos. 952 and 954 Concession Street, the extent and boundaries of which are shown on a plan thereto annexed as Schedule "A", which by-law came into force on the day it was passed in accordance with Section 34(21) of the Planning Act, R.S.O. 1990, Chapter P.13;

AND WHEREAS the Council of The Corporation of the City of Hamilton, in adopting Section 10 of the 14th Report of the Planning and Development Committee at its meeting held on the 28th day of September 1993, recommended that Zoning By-law No. 6593, as amended by By-law No. 92-032, be further amended to change the zoning and establish special requirements under Section 19B of Zoning By-law No. 6593 in respect of the above-captioned land, the extent and boundaries of which are shown on a plan hereto annexed as Schedule "A" and forming part of this by-law;

AND WHEREAS this by-law is in conformity with the Official Plan of the Hamilton Planning Area, approved by the Minister under the Planning Act on June 1, 1982.

NOW THEREFORE the Council of The Corporation of the City of Hamilton enacts as follows:

1. Section 1 of By-law No. 92-032 is repealed in its entirety.
2. Section 3 of By-law No. 92-032 is amended by deleting the words "'C' District and" in the fourth line, and removing the "s" at the end of the word "sections", and "1 and" in the fifth line, so that this section will read as follows:

"No building or structure shall be erected, altered, extended or enlarged, nor shall any building or structure or part thereof be used, nor shall any land be used, except in accordance with the "G-3" District provisions, subject to the special requirements referred to in section 2."

3. Sheet No. E-35 of the District Maps, appended to and forming part of By-law No. 6593, is amended,

- (a) by changing from "C" (Urban Protected Residential, etc.) District modified, to "G-4" (Designed Neighbourhood Shopping Area) District,

the land, the extent and boundaries of which are shown on a plan hereto annexed as Schedule "A".

4. The "G-4" (Designed Neighbourhood Shopping Area) District provisions, as contained in Section 13D of Zoning By-law No. 6593, applicable to the lands referred to in section 3 are amended to the extent only of the special requirements that,

- (i) notwithstanding Section 13D.(1) of By-law No. 6593, the uses shall be permitted within the existing building only;
- (ii) notwithstanding Section 13D.(1)B. of By-law No. 6593, the following additional commercial uses shall be permitted within the existing building only:
 - 1. a business or professional person's office;
 - 2. a judo/karate club;
 - 3. a florist;
 - 4. a drapery and blinds store;
 - 5. a pet store; and
 - 6. a self-service laundry;
- (iii) notwithstanding Section 13D.(1)(B)(iv) of By-law No. 6593, a restaurant or refreshment room without dancing or other entertainment except music shall be permitted within the existing building only, with a maximum seating capacity of 25 seats;
- (iv) notwithstanding Section 13D.(1)B. of By-law No. 6593, the following commercial uses shall be prohibited:
 - 1. an outdoor patio; and
 - 2. a gun shop;
- (v) Section 18A.(27) of By-law No. 6593 shall not apply.

5. No building or structure shall be erected, altered, extended or enlarged, nor shall any building or structure or part thereof be used, nor shall any land be used, except in accordance with the "G-4" District provisions, subject to the special requirements referred to in section 4 of this by-law.

6. By-law No. 6593 is amended by adding this by-law to section 19B as Schedule S-1214a.

7. Sheet No. E-35 of the District Maps is amended by marking the lands referred to in section 3 of this by-law, S-1214a.

8. In all other respects, By-law No. 92-032 is hereby confirmed, unchanged.

9. The City Clerk is hereby authorized and directed to proceed with the giving of notice of the passing of this by-law, in accordance with the Planning Act.

PASSED this 26th day of October A.D. 1993.

D. J. McLeod

ACTING CITY CLERK



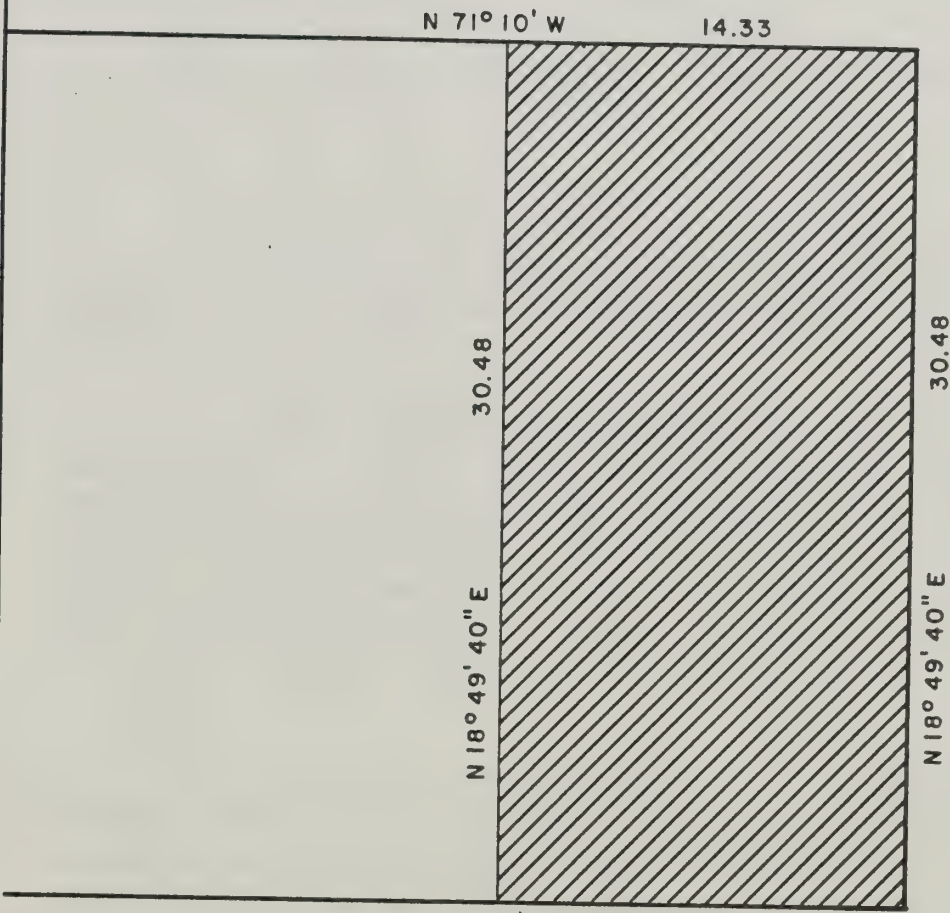
[Signature]

MAYOR

(1993) 14 R.P.D.C. 10, September 28
Mr. and Mrs. M. Trikas, Owners
Amended ZAC-93-20

CONCESSION STREET

UPPER GAGE AVENUE



PUBLIC ALLEY

NOTE: All dimensions are in metres

This is Schedule "A" to By-Law No. 93- 216
Passed the 26th day of October, 1993.

S. J. McDonnell
Acting Clerk

[Signature]
Mayor

City of Hamilton
Schedule A

Map Forming Part of
By-Law No. 93- 216
to Amend By-Law No. 6593

Regional Municipality of Hamilton-Wentworth
Planning and Development Department

Legend

Change in zoning from:



"C" (Urban Protected Residential, etc.) Dis-
trict, modified to "G-4" (Designed Neighbour-
hood Shopping Area) District, modified.

North



Scale
NOT TO SCALE

Date
OCTOBER 1993

Reference File No.
ZAC 93-20

Drawn By
Z.K.

The Corporation of the City of Hamilton

BY-LAW NO. 93- 217

To Amend:

Zoning By-law No. 6593
as Amended By Zoning By-law No. 86-121

Respecting:

LAND LOCATED AT MUNICIPAL NO. 304 VICTORIA AVENUE NORTH

WHEREAS it is intended to establish special requirements under section 19B of By-law No. 6593, passed on the 25th day of July, 1950 and approved by the Ontario Municipal Board by Order dated the 7th day of December, 1951, (File No. P.F.C. 3821);

AND WHEREAS the Council of The Corporation of the City of Hamilton passed By-law No. 86-121 on the 8th day of April 1986 to change the zoning and establish special requirements under Section 19B of Zoning By-law No. 6593, for the "H" District, in respect of the lands located at Municipal Nos. 304, 306, 310, 312, 316, 318, 320, 322, 324 and 326 Victoria Avenue North, the extent and boundaries of which are shown on a plan thereto annexed as Schedule "A", which by-law came into force on the day it was passed in accordance with Section 34(19) of the Planning Act, 1983, S.O. 1983, Chapter 1;

AND WHEREAS the Council of The Corporation of the City of Hamilton, in adopting Section 11 of the 14th Report of the Planning and Development Committee at its meeting held on the 28th day of September 1993, recommended that Zoning By-law No. 6593, as amended by By-law No. 86-121 be further amended to establish special requirements under Section 19B of Zoning By-law No. 6593 in respect of the above-captioned land, the extent and boundaries of which are shown on a plan hereto annexed as Schedule "A" and forming part of this by-law;

AND WHEREAS this by-law is in conformity with the Official Plan of the Hamilton Planning Area, approved by the Minister under the Planning Act on June 1, 1982.

NOW THEREFORE the Council of The Corporation of the City of Hamilton enacts as follows:

1. Subsection (c) of Section 2. of By-law No. 86-121 is repealed in its entirety and the following substituted therefor:

(c) notwithstanding subsection 14.(1) of By-law No. 6593, the use of the basement shall be limited to the following:

(i) ACCESSORY USES:

1. A restaurant (coffee shop), provided that:

- a) it shall have a maximum gross floor area of 65 m²;
- b) it shall have access only from within the interior of the building; and

- c) no indication of the existence or availability of any such use whether by way of a sign, display, or otherwise shall be visible from the outside of the building.

2. Storage and utilities.

2. Subsection (f) of Section 2 of By-law No. 86-121 is amended by deleting the word "and" after 4(c), and adding the phrase "and 4(f)" after 4(i), all in the second line, so that it reads as follows:

- (f) notwithstanding paragraphs 4(a), 4(c), 4(i) and 4(f) of Table 1 of clause 18A(1)(a) of By-law No. 6593, a minimum of 93 parking spaces shall be provided and maintained.

3. No building or structure shall be erected, altered, extended or enlarged, nor shall any building or structure or part thereof be used, nor shall any land be used, except in accordance with the "H" District provisions, subject to the special requirements referred to in section 2 of By-law No. 86-121 and Sections 1 and 2 of this by-law.

4. By-law No. 6593 is amended by adding this by-law to section 19B as Schedule S-940a.

5. Sheet No. E-12 of the District Maps is amended by marking the lands referred to in section 1 of By-law No. 86-121, S-940a.

6. In all other respects, By-law No. 86-121 is hereby confirmed, unchanged.

7. The City Clerk is hereby authorized and directed to proceed with the giving of notice of the passing of this by-law, in accordance with the Planning Act.

PASSED this 26th day of October A.D. 1993.

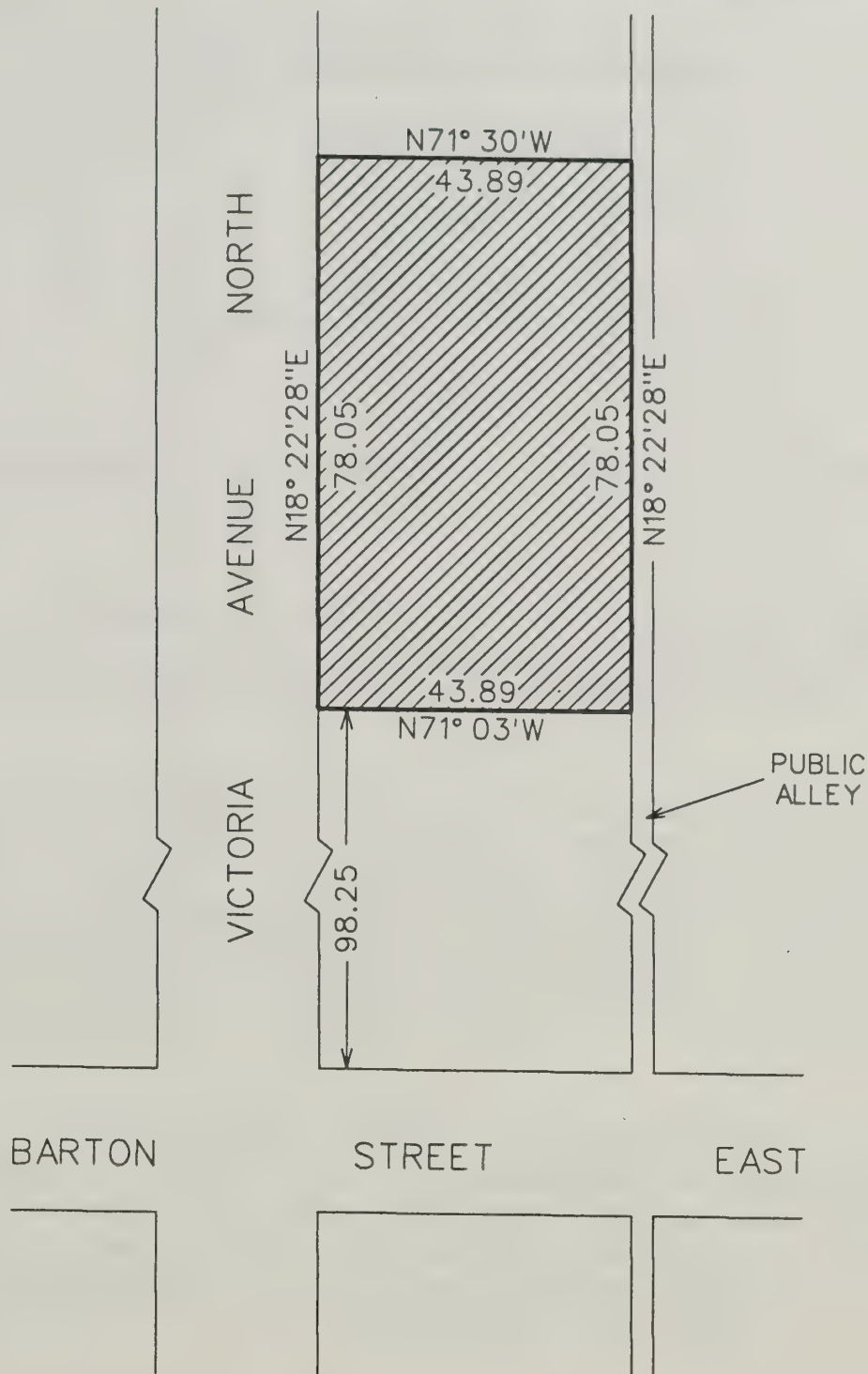
D. P. Hollowell

ACTING CITY CLERK



[Signature]

MAYOR



NOTE: All dimensions are in metres

This is Schedule "A" to By-Law No. 93-217
 Passed the 26th day of October, 1993.

S. J. Hollowell
 Acting Clerk

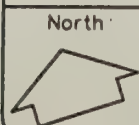
[Signature]
 Mayor

City of Hamilton
Schedule A
 Map Forming Part of
 By-Law No. 93-217
 to Amend By-Law No. 6593
 Regional Municipality of Hamilton-Wentworth
 Planning and Development Department

Legend



Lands to be Regulated by
 By-Law No. 93-217



North

Scale
 NOT TO SCALE

Reference File No.
 ZAC-93-18

Date
 SEPTEMBER 24, 1993

Drawn By
 W. J. S.

The Corporation of the City of Hamilton

BY-LAW NO. 93- 232

To Amend:

Zoning By-law No. 6593
As Amended by Zoning By-law No. 73-303

Respecting:

LANDS LOCATED AT MUNICIPAL NOS. 305 AND 307 MAIN STREET WEST

WHEREAS it is intended to establish special requirements under section 19B of By-law No. 6593, passed on the 25th day of July, 1950 and approved by the Ontario Municipal Board by Order dated the 7th day of December, 1951, (File No. P.F.C. 3821);

AND WHEREAS the Council of The Corporation of the City of Hamilton passed By-law No. 73-303 on the 13th day of November 1973 to establish special requirements under Section 19B of Zoning By-law No. 6593, for the "D" District, in respect of the land located on the south side of Main Street south in the area between Locke Street and Queen Street, the extent and boundaries of which are shown on a plan thereto annexed as Schedule "A", which by-law was approved by the Ontario Municipal Board by Order dated the 25th day of February 1974, (File No. R 74255);

AND WHEREAS the Council of The Corporation of the City of Hamilton, in adopting Section 1 of the 15th Report of the Planning and Development Committee at its meeting held on the 26th day of October 1993, recommended that Zoning By-law No. 6593, as amended by By-law No. 73-303 be further amended to establish special requirements under Section 19B of Zoning By-law No. 6593 in respect of the above-captioned land, the extent and boundaries of which are shown on a plan hereto annexed as Schedule "A" and forming part of this by-law;

AND WHEREAS this by-law is in conformity with the Official Plan of the Hamilton Planning Area, approved by the Minister under the Planning Act on June 1, 1982.

NOW THEREFORE the Council of The Corporation of the City of Hamilton enacts as follows:

1. The "D" (Urban Protected Residential - One and Two-Family Dwellings, etc.) District provisions, as contained in Section 10 of Zoning By-law No. 6593, as amended by By-law No. 73-303, applicable to the lands, the extent and boundaries of which are shown on a plan hereto annexed as Schedule "A", are amended to the extent only of the special requirements that,

- (a) notwithstanding Section 10.(1) of By-law No. 6593, a multiple dwelling containing a maximum of five (5) dwelling units shall be permitted, and two (2) ground floor dwelling units may be converted to one or more of the following uses, provided that the maximum gross floor area of each unit shall not exceed 96 m²:

1. Commercial Uses:

- (i) Professional Office or Business Office, excluding a Medical and Dental Office;
- (ii) Photographer's Studio, Artist's Studio;
- (iii) Barber Shop, Hairdressing Establishment, Beauty Parlour;
- (iv) Tailor Shop, Dressmaking Establishment.

2. Commercial Boutique Type Uses:

- (i) Music and Record Shop;
- (ii) Gift Shop;
- (iii) Art Gallery;
- (iv) Retail Book Store;
- (v) Wearing Apparel Shop, Millinery Shop.

3. The following accessory use to the commercial uses permitted under paragraphs 1. and 2. of subclause (a):

- (i) one ground sign or wall sign or projecting sign, in accordance with the following:
 - 1. it shall not exceed 0.37 m² (4 sq. ft.) in area;
 - 2. it shall not be illuminated in any manner other than non-flashing, indirect or internal; and
 - 3. it shall be located not less than 1.5 m (5 ft.) from the nearest street line;
- (b) Sections 10.(3)(i) and (3)(ii) of By-law No. 6593 shall not apply;
- (c) a minimum of five (5) parking spaces shall be provided and maintained on-site;
- (d) notwithstanding Section 18A(7) of By-law No. 6593, the required parking spaces shall have a minimum length of 5.8 m;
- (e) notwithstanding Sections 18A(11)(a) and (12)(a) of By-law No. 6593, a minimum 0.6 m wide landscape planting strip shall be provided and maintained along the easterly and westerly lot lines of the parking area, and a minimum 1.0 m wide landscape planting strip shall be provided and maintained along the southerly lot line;
- (f) notwithstanding Section 18A, Table 6 of By-law No. 6593, the required manoeuvring space aisle width for a required parking space shall be a minimum of 5.8 m.

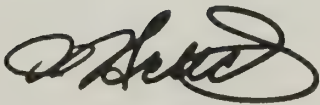
2. No building or structure shall be erected, altered, extended or enlarged, nor shall any building or structure or part thereof be used, nor shall any land be used, except in accordance with the "D" District provisions, subject to the special requirements referred to in section 1.

3. By-law No. 6593 is amended by adding this by-law to section 19B as Schedule S-1316.

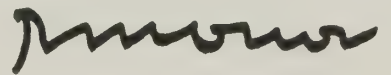
4. Sheets No. W-12 and W-13 of the District Maps are amended by marking the lands referred to in section 1 of this by-law, S-1316.

5. The City Clerk is hereby authorized and directed to proceed with the giving of notice of the passing of this by-law, in accordance with the Planning Act.

PASSED this 30th day of November A.D. 1993



CITY CLERK

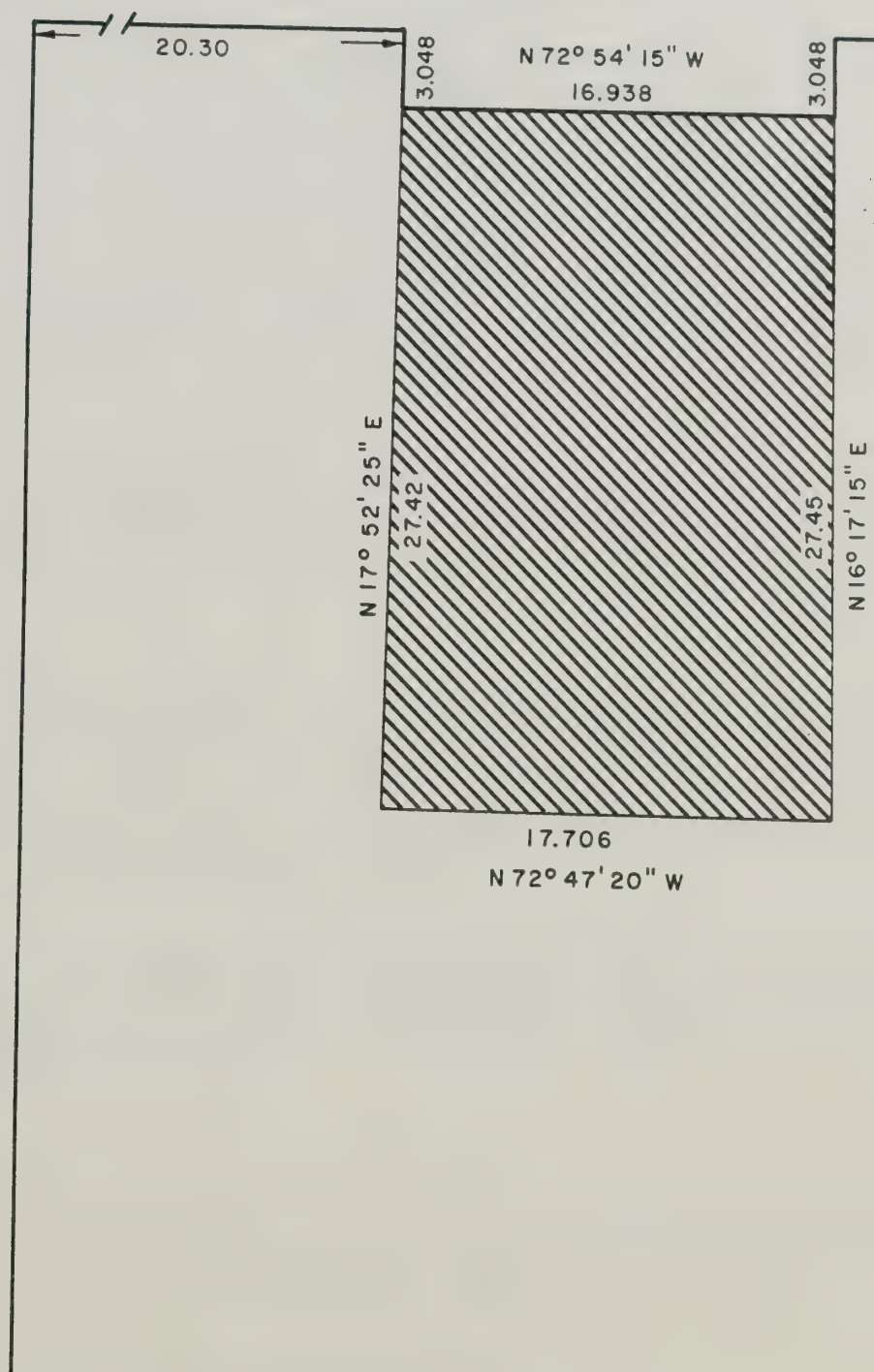


MAYOR

(1993) 15 R.P.D.C. 1, October 26
Mr. W. Heck, Owner
Amended ZAC-93-24

MAIN STREET WEST

PEARL STREET SOUTH



NOTE: All dimensions are in metres

This is Schedule "A" to By-Law No. 93 - 232
Passed the 30th day of November, 1993.

[Signature]
Clerk

[Signature]
Mayor

City of Hamilton

Schedule A

Map Forming Part of
By-Law No. 93 - 232

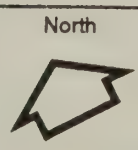
to Amend By-Law No. 6593

Regional Municipality of Hamilton-Wentworth
Planning and Development Department

Legend



Lands to be regulated by
By-Law No. 93 - 232



Scale
NOT TO SCALE

Date
OCTOBER 1993

Reference File No.
ZAC-93-24

Drawn By
Z.K.

The Corporation of the City of Hamilton

BY-LAW NO. 93- 233

To Amend:

Zoning By-law No. 6593
As Amended by Zoning By-law No. 92-003

and To Repeal Zoning By-law No. 93-087

Respecting:

LAND LOCATED AT MUNICIPAL NO. 1341 UPPER JAMES STREET

WHEREAS the Council of The Corporation of the City of Hamilton passed Zoning By-law No. 6593 on the 25th day of July 1950, which by-law was approved by the Ontario Municipal Board by Order dated the 7th day of December 1951, (File No. P.F.C. 3821);

AND WHEREAS the Council of The Corporation of the City of Hamilton passed By-law No. 92-003 on the 10th day of December 1991 to change the zoning and to establish special requirements under Section 19B of Zoning By-law No. 6593, for the "HH" District, in respect of the above-captioned lands, the extent and boundaries of which are shown on a plan thereto annexed as Schedule "A";

AND WHEREAS the Ontario Municipal Board by its Decision and Order (File No. R 920072), dated the 27th day of January 1993, as further amended by the Board on April 8, 1993, directed that By-law No. 92-003 be amended to include the site plan in the form attached;

AND WHEREAS the Council of The Corporation of the City of Hamilton passed By-law No. 93-087 on the 13th day of April 1993 to amend By-law No. 92-003 by adding thereto Schedule "B", being the site plan;

AND WHEREAS the Ontario Municipal Board approved a revised site plan, submitted by the applicant, and directed that the said revised site plan be attached to By-law No. 92-003, as hereinafter provided;

AND WHEREAS By-law No. 93-087 is redundant and can therefore be repealed;

AND WHEREAS this by-law is in conformity with the Official Plan of the Hamilton Planning Area, approved by the Minister under the Planning Act on June 1, 1982.

NOW THEREFORE the Council of The Corporation of the City of Hamilton enacts as follows:

1. By-law No. 93-087 is hereby repealed in its entirety.

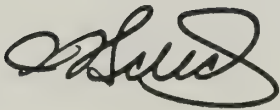
2. By-law No. 92-003, passed on the 10th day December 1991, is amended by adding thereto Schedule "B", hereto annexed as Schedule "A" and forming part of this by-law.

2. In all other respects, By-law No. 92-003 is hereby confirmed, unchanged.

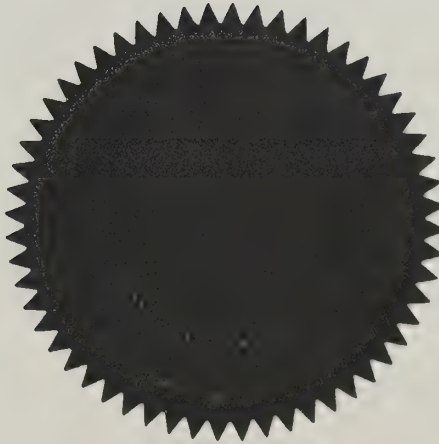
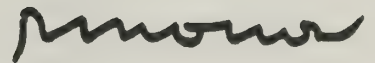
PASSED this 30th day of

November

A.D. 1993



CITY CLERK

MAYOR

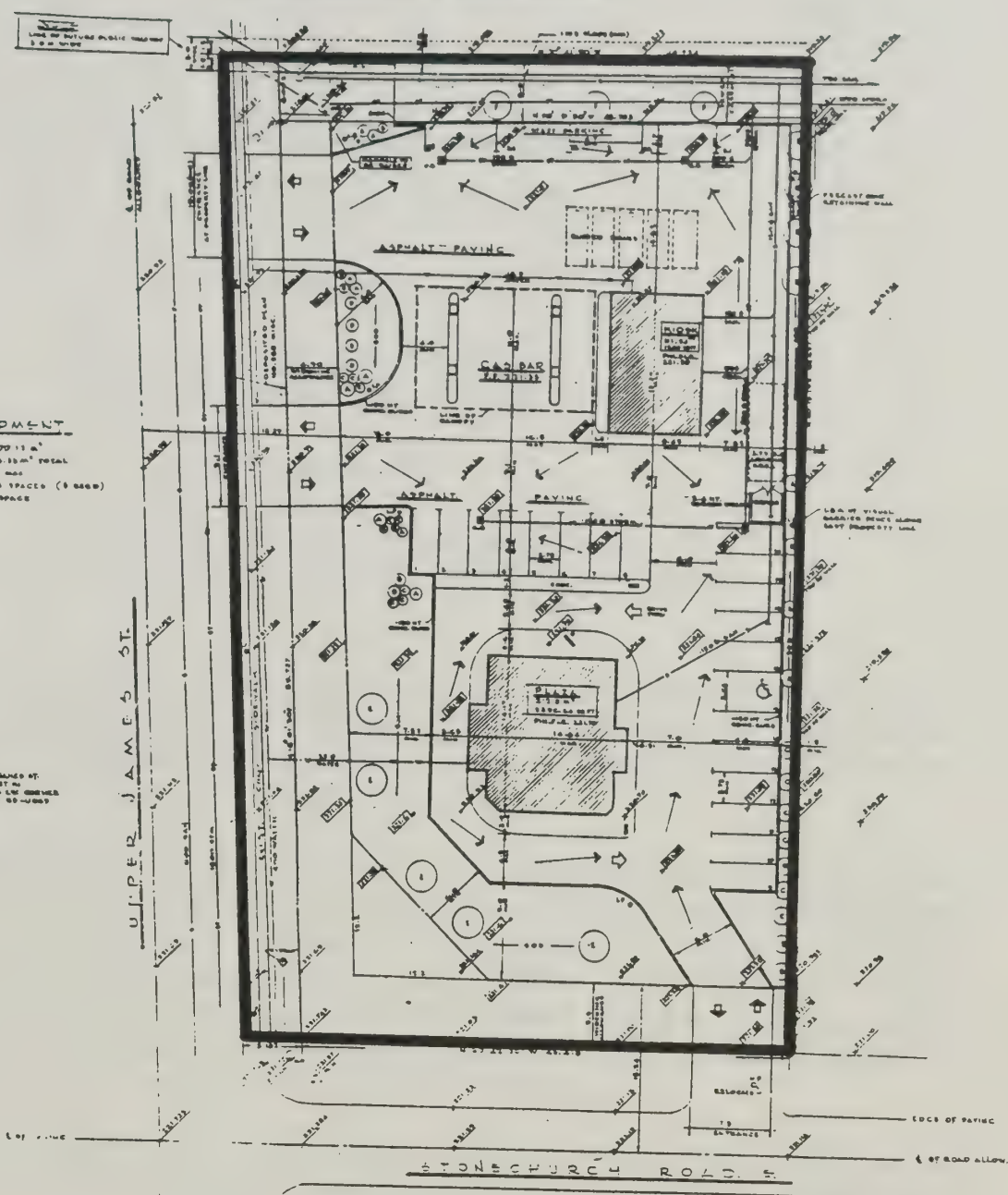
(1991) 10 R.P.D.C. 19, June 25
 Ontario Municipal Board Decision,
 and Order dated January 27, 1993
 W. Alex Hemstreet, Owner
 Amended ZA-91-14

PART LOT 14 CONCN 7
TWP OF PARTON
 NOW IN
CITY OF HAMILTON
 REGIONAL MUNICIPALITY OF HAMILTON-WENTWORTH

DETAIL OF DEVELOPMENT

LOT AREA 6,170.11 m²
 BUILDING AREA 360.15 m² TOTAL
 BUILDING FT. 7.9 m MAX
 PARKING 24 SPACES (9 GARAGE)
 LOADING 1 SPACE

- D.M. 17-02 (ELEV. 221.54 M)**
 1:25 SCALE, LOT 14 OF UPPER JAMES ST.
 NEW PARKING PROVIDED AS TABLED IN
 S.E. CORNER OF POTENTIAL LOT FROM THE CORNER
 0.47 M. BELOW GRADE LINE. MARKED 00-1000
- EXISTING GRADE (METRES)
 - NEW GRADE (METRES)
 - CA CATCH BASIN
 - MANHOLE
 - DRAINAGE ARROW
 - OLD WOOD POLE
 - OLD LITE POLE



LANDSCAPE MATERIAL

PLANT	NO.	HEIGHT	CALIPER	SPECIES
A. CRASH PINE JUNIPER	11	45 CM		WHITE CHIMNEY PRITCHARD AUREA
B. MAHOG PINE	15	45 CM		PIUS MAHOG
C. YEW	13	50 CM		YEWUS ALBA
D. POTYLLA	4	50 CM		POTYLLA MAURICIA
E. LITTLELEAF LIME	9	50 CM		PIUS LIME
F. WHITE ADO	3	50 CM		PIUS ADO

NO.	DATE	REVISION
1.	3/1/93	PARKING SPACES ADDED AT NORTH END
2.	3/1/93	POTENTIAL SIDEWALK ADDED
3.	3/1/93	PARKING AT EAST PROPERTY LOST
4.	3/1/93	LANDSCAPE MATERIAL ADDED

ONTARIO ASSOCIATION
 OF PROFESSIONAL
 LANDSCAPE ARCHITECTS
 (M.A.S.A. 1971)

PROPOSED GAS BAR & PLAZA
C.D.N. PETROLEUMS LTD.
 UPPER JAMES ST & STONECHURCH RD. HAMILTON

SCALE: 1:200
 DATE: 9/1/91

• SITE PLAN
 • DRAINAGE PLAN
 • LANDSCAPE PLAN

1 of 2

NOTES:

- 1) All dimensions are in metres.
- 2) Refer to approved Site Plan DA-91-59, as amended by Ontario Municipal Board order dated April 8, 1993.

This is Schedule "A" to By-Law No. 93 - 233
 Passed the 30th day of November, 1993.

[Signature]
 Clerk

[Signature]
 Mayor

City of Hamilton
Schedule B
 Map Forming Part of
 By-Law No. 92 - 003
 to Amend By-Law No. 6593
 Regional Municipality of Hamilton-Wentworth
 Planning and Development Department

Legend

Lands to be regulated by
By-law No. 92 - 003, as
amended by By-law 93 - 233

North 	Scale NOT TO SCALE	Reference File No. ZA - 91 - 14
	Date NOVEMBER 1993	Drawn By Z.K.

The Corporation of the City of Hamilton

BY-LAW NO. 93-235

To Amend:

Zoning By-law No. 6593
As Amended by Zoning By-law No. 79-326

Respecting:

**LAND LOCATED AT THE REAR OF
MUNICIPAL NO. 1462 UPPER SHERMAN AVENUE**

WHEREAS it is intended to change the zoning of the lands hereinafter referred to and to establish a special requirement under section 19B of By-law No. 6593 passed on the 25th day of July 1950 and approved by the Ontario Municipal Board by Order dated the 7th day of December 1951, (File No. P.F.C. 3821);

AND WHEREAS the Council of The Corporation of the City of Hamilton passed By-law No. 79-326 on the 26th day of November 1979 to change the zoning and establish a special requirement under Section 19B of Zoning By-law No. 6593, for the "AA" District, in respect of the land located in the area South of Stone Church Road East and West of Upper Sherman Avenue, the extent and boundaries of which are shown on a plan thereto annexed as Schedule "A", which by-law was approved by the Ontario Municipal Board by Order dated the 1st day of February 1980, (File No. R 80304);

AND WHEREAS the Council of The Corporation of the City of Hamilton, in adopting Section 1 of the 17th Report of the Planning and Development Committee at its meeting held on the 9th day of November 1993, recommended that Zoning By-law No. 6593, as amended by By-law No. 79-326 be further amended to establish a special requirement under Section 19B of Zoning By-law No. 6593 in respect of the above-captioned land, the extent and boundaries of which are shown on a plan hereto annexed as Schedule "A" and forming part of this by-law;

AND WHEREAS this by-law is in conformity with the Official Plan of the Hamilton Planning Area, approved by the Minister under the Planning Act on June 1, 1982.

NOW THEREFORE the Council of The Corporation of the City of Hamilton enacts as follows:

1. Sheets No. E-27C and E-27D of the District Maps, appended to and forming part of By-law No. 6593, are amended,

(a) by changing from "AA" (Agricultural) District to "R-4" (Small Lot Single-Family Detached) District,

the land, the extent and boundaries of which are shown on a plan hereto annexed as Schedule "A".

2. The "R-4" (Small Lot Single-Family Detached) District provisions, as contained in Section 9A of Zoning By-law No. 6593, applicable to the lands referred to in section 1 are amended to the extent only of the special requirement that,

N.E. CORNER OF
LOT 9 - CON. 8



[Signature]
Clerk

Mayor

Regional Municipality of Hamilton-Wentworth
Planning and Development Department

Drawn By
Z.K.

- (a) notwithstanding Section 9A.2.(c)1 of By-law No. 6593, every lot for a single-family dwelling shall have an average lot width of not less than 9.50 metres and an average lot area of not less than 306.0 square metres.

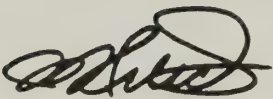
3. No building or structure shall be erected, altered, extended or enlarged, nor shall any building or structure or part thereof be used, nor shall any land be used, except in accordance with the "R-4" District provisions, subject to the special requirement referred to in section 2.

4. By-law No. 6593 is amended by adding this by-law to section 19B as Schedule S-1320.

5. Sheets No. E-27C and E-27D of the District Maps are amended by marking the lands referred to in section 1 of this by-law, S-1320.

6. The City Clerk is hereby authorized and directed to proceed with the giving of notice of the passing of this by-law, in accordance with the Planning Act.

PASSED this 30th day of November A.D. 1993



CITY CLERK




MAYOR

(1993) 17 R.P.D.C. 1, November 9
 Frank and Antonietta Mastroianni
 and Diodoro and Olimpia Cavoto, Owners
 Amended ZAC-93-21

The Corporation of the City of Hamilton

BY-LAW NO. 93- 236

To Amend:

Zoning By-law No. 6593

Respecting:

**LAND LOCATED AT MUNICIPAL NO. 528 MOHAWK ROAD EAST
(SOUTH EAST CORNER OF
MOHAWK ROAD EAST AND UPPER SHERMAN AVENUE)**

WHEREAS it is intended to establish special requirements under section 19B of By-law No. 6593, passed on the 25th day of July, 1950 and approved by the Ontario Municipal Board by Order dated the 7th day of December, 1951, (File No. P.F.C. 3821);

AND WHEREAS this by-law is in conformity with the Official Plan of the Hamilton Planning Area, approved by the Minister under the Planning Act on June 1, 1982.

NOW THEREFORE the Council of The Corporation of the City of Hamilton enacts as follows:

1. The "H" (Community Shopping and Commercial, etc.) District provisions, as contained in Section 14 of Zoning By-law No. 6593, applicable to the lands, the extent and boundaries of which are shown on a plan hereto annexed as Schedule "A", are amended to the extent only of the special requirements that,

- (a) notwithstanding Section 14.(1)(xviii) of By-law No. 6593, a mechanical car wash consisting of one bay, in a separate building, as an accessory use to a gas bar shall be permitted;
- (b) a planting strip not less than 6.0 m in width shall be provided and maintained along the southerly lot line and no parking or other use shall be permitted within the planting strip;
- (c) a planting strip not less than 3.0 m in width shall be provided and maintained along the northerly and westerly lot lines, except for any area used for vehicular access; and
- (d) a visual/acoustical barrier not less than 1.8 m in height and not more than 2.0 m in height shall be provided and maintained along the southerly and easterly lot lines, except that no visual/acoustical barrier shall be situate less than 3.0 m in distance from the westerly lot line (Upper Sherman Avenue) or the northerly lot line (Mohawk Road East).

2. No building or structure shall be erected, altered, extended or enlarged, nor shall any building or structure or part thereof be used, nor shall any land be used, except in accordance with the "H" District provisions, subject to the special requirements referred to in section 1.

3. By-law No. 6593 is amended by adding this by-law to section 19B as Schedule S-1318.

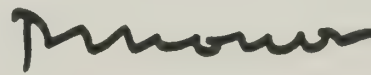
4. Sheet No. E-38 of the District Maps is amended by marking the lands referred to in section 1 of this by-law, S-1318.

5. The City Clerk is hereby authorized and directed to proceed with the giving of notice of the passing of this by-law, in accordance with the Planning Act.

PASSED this 30th day of November A.D. 1993



CITY CLERK

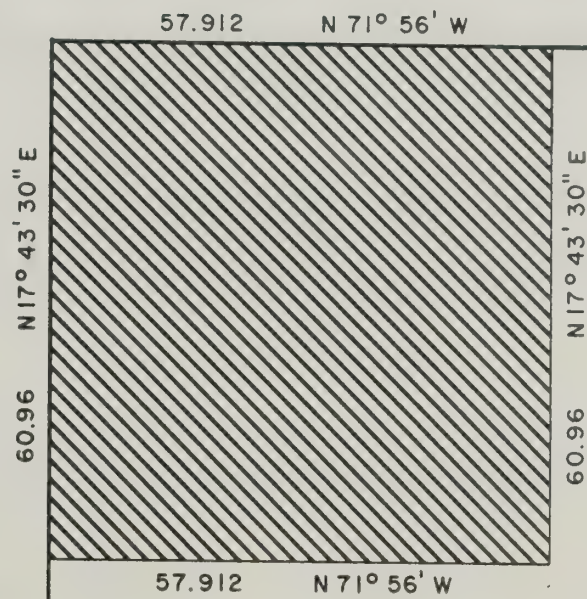



MAYOR

(1993) 16 R.P.D.C. 2, October 26
 172965 Canada Limited (Imperial Oil)
 c/o Vince Serratore, Owner
 ZAC-93-27

MOHAWK ROAD EAST

UPPER SHERMAN AVENUE



NOTE: All dimensions are in metres

This is Schedule "A" to By-Law No. 93 - 236
Passed the 30th day of November, 1993.


Clerk


Mayor

City of Hamilton

Schedule A

Map Forming Part of
By-Law No. 93 - 236

to Amend By-Law No. 6593

Regional Municipality of Hamilton-Wentworth
Planning and Development Department

Legend



Lands to be regulated by
By-Law No. 93 - 236.

North



Scale
NOT TO SCALE

Date
OCTOBER 1993

Reference File No.
ZAC-93-27

Drawn By
Z.K.

The Corporation of the City of Hamilton

BY-LAW NO. 93- 238

To Amend:

Zoning By-law No. 6593

Respecting:

**LANDS LOCATED IN THE AREA EAST OF UPPER WENTWORTH STREET
AND NORTH OF VINEBERG DRIVE**

WHEREAS it is intended to change the zoning of the lands hereinafter referred to by amending By-law No. 6593, passed on the 25th day of July 1950 and approved by the Ontario Municipal Board by Order dated the 7th day of December 1951, (File No. P.F.C. 3821);

AND WHEREAS this by-law is in conformity with the Official Plan of the Hamilton Planning Area, approved by the Minister under the Planning Act on June 1, 1982.

NOW THEREFORE the Council of The Corporation of the City of Hamilton enacts as follows:

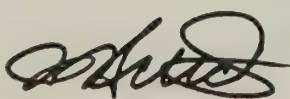
1. Sheet No. E-27E of the District Maps, appended to and forming part of By-law No. 6593, is amended,

- (a) by changing from "RT-20" (Townhouse-Maisonette) District, modified to "AA" (Agricultural) District, the land comprised in Block 1; and,
- (b) by changing from "AA" (Agricultural) District, modified to "RT-20" (Townhouse - Maisonette) District, the land comprised in Block 2.

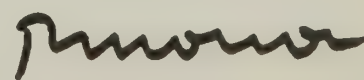
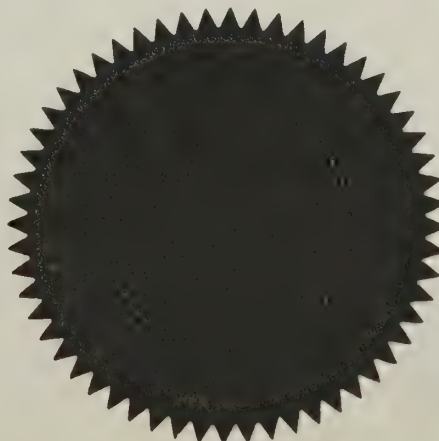
the land, the extent and boundaries of which are shown on a plan hereto annexed as Schedule "A".

2. The City Clerk is hereby authorized and directed to proceed with the giving of notice of the passing of this by-law, in accordance with the Planning Act.

PASSED this 30th day of November A.D. 1993.



CITY CLERK



MAYOR

UPPER WENTWORTH STREET

48.80

N 71° 56' 40" W

4.433

BLOCK 1

N 8° 29' E
31.643

31.213
E 3' 22" 091 N

N 8° 29' E
31.64

BLOCK 2

N 16° 32' E
31.21

46.053

N 71° 56' 40" W

4.433

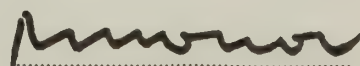
30.464

VINBERG DRIVE

NOTE: All dimensions are in metres

This is Schedule "A" to By-Law No. 93-238.
Passed the 30th day of November, 1993.


Clerk


Mayor

City of Hamilton

Schedule A

Map Forming Part of
By-Law No. 93-238...

to Amend By-Law No. 6593

Regional Municipality of Hamilton-Wentworth
Planning and Development Department

Legend
Changes in zoning from:

BLOCK 1



"RT-20" (Townhouse-Maisonette) District,
modified, to "AA" (Agricultural) District.

BLOCK 2



"AA" (Agricultural) District, modified, to
"RT-20" (Townhouse-Maisonette) District.

North



Scale
NOT TO SCALE

Date
NOVEMBER 1993

Reference File No.
ZA - 93 - 30

Drawn By
Z. K.

The Corporation of the City of Hamilton

BY-LAW NO. 93- 239

To Amend:

Zoning By-law No. 6593

Respecting:

**LANDS LOCATED AT MUNICIPAL NOS. 1321, 1329, 1335, 1339
and 1343 UPPER WELLINGTON STREET**

WHEREAS it is intended to change the zoning of the lands hereinafter referred to and to establish special requirements under section 19B of By-law No. 6593 passed on the 25th day of July 1950 and approved by the Ontario Municipal Board by Order dated the 7th day of December 1951, (File No. P.F.C. 3821);

AND WHEREAS this by-law is in conformity with the Official Plan of the Hamilton Planning Area, approved by the Minister under the Planning Act on June 1, 1982.

NOW THEREFORE the Council of The Corporation of the City of Hamilton enacts as follows:

1. Sheet No. E-18B of the District Maps, appended to and forming part of By-law No. 6593, is amended,

- (a) by changing from "AA" (Agricultural) District to "DE-2" (Multiple Dwellings) District,

the land, the extent and boundaries of which is shown on a plan hereto annexed as Schedule "A".

2. The "DE-2" (Multiple Dwellings) District provisions, as contained in Section 10B of Zoning By-law No. 6593, applicable to the land, the extent and boundaries of which are shown on a plan hereto annexed as Schedule "A", are amended to the extent only of the special requirements that,

- (a) notwithstanding Section 10B(1) of By-law No. 6593, only a maximum of 26 townhouse units subject to the "RT-20" District provisions of Section 10E shall be permitted on the rear portion of the subject lands;
- (b) notwithstanding Section 10B(2)(ii) of By-law No. 6593, the multiple dwelling fronting Upper Wellington Street shall not exceed four (4) storeys or 13.5 m in height, and the second multiple dwelling shall not exceed six (6) storeys or 20.0 m in height;
- (c) a maximum of ninety-five (95) multiple dwelling units shall be permitted.

3. No building or structure shall be erected, altered, extended or enlarged, nor shall any building or structure or part thereof be used, nor shall any land be used, except in accordance with the "DE-2" District provisions, subject to the special requirements referred to in section 2.

4. By-law No. 6593 is amended by adding this by-law to section 19B as Schedule S-1319.

5. Sheet No. E-18B of the District Maps is amended by marking the lands referred to in section 1 of this by-law, S-1319.

6. The City Clerk is hereby authorized and directed to proceed with the giving of notice of the passing of this by-law, in accordance with the Planning Act.

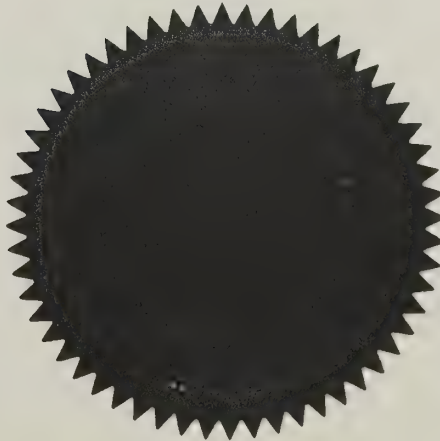
PASSED this 30th day of

November

A.D. 1993

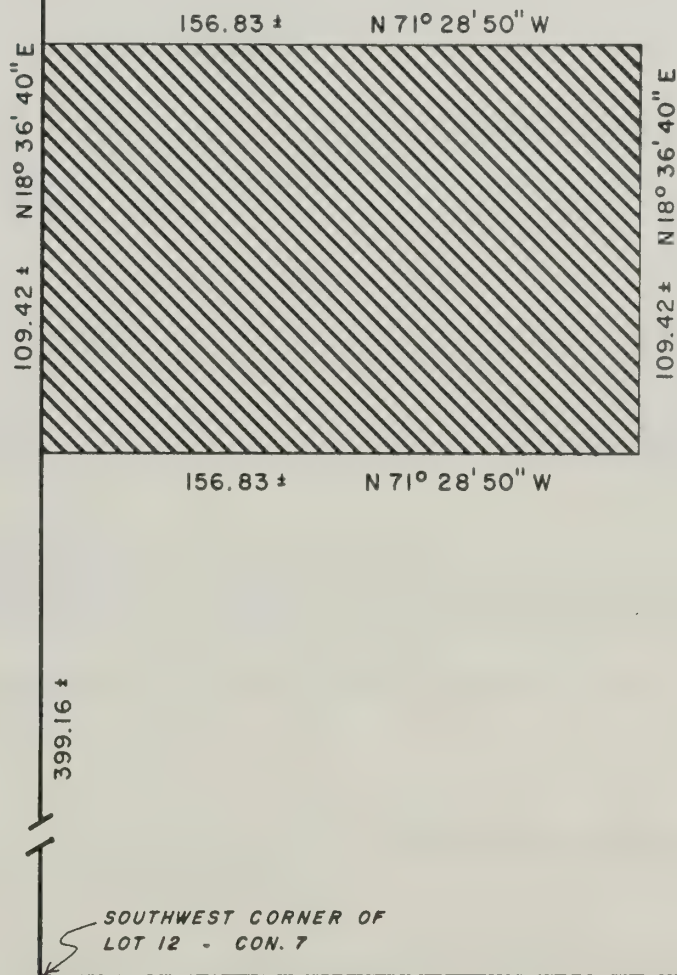


CITY CLERK




MAYOR

UPPER WELLINGTON STREET



STONE CHURCH ROAD EAST

NOTE: All dimensions are in metres

This is Schedule "A" to By-Law No. 93-239
Passed the 30th day of November, 1993.


Clerk


Mayor

City of Hamilton

Schedule A

Map Forming Part of
By-Law No. 93-239

to Amend By-Law No. 6593

Regional Municipality of Hamilton-Wentworth
Planning and Development Department

Legend

Change in zoning from:



"AA" (Agricultural) District to
"DE-2" (Multiple Dwellings)
District, modified.

North



Scale
NOT TO SCALE

Date
NOVEMBER 1993

Reference File No.
ZAC-93-25

Drawn By
Z.K.

The Corporation of the City of Hamilton

BY-LAW NO. 93- 261

To Amend:

Zoning By-law No. 6593

Respecting:

PUBLIC PARKING LOTS

WHEREAS the Council of The Corporation of the City of Hamilton passed By-law No. 6593 on the 25th day of July 1950, which by-law was approved by the Ontario Municipal Board by Order dated the 7th day of December 1951, (File No. P.F.C. 3821);

AND WHEREAS the Council of The Corporation of the City of Hamilton, in adopting Section 3 of the 17th Report of the Planning and Development Committee at its meeting held on the 9th day of November 1993, recommended that By-law No. 6593 be amended to provide for a general text amendment to the said by-law by introducing new regulations for public parking lots respecting front yard setback and landscaping requirements, as hereinafter provided;

AND WHEREAS this by-law is in conformity with the Official Plan of the Hamilton Planning Area, approved by the Minister under the Planning Act on June 1, 1982.

NOW THEREFORE the Council of The Corporation of the City of Hamilton enacts as follows:

1. The "G-3" (Public Parking Lots) District requirements contained in Section 13C of Zoning By-law No. 6593 are amended as follows:

- (a) Section 13C (1) (iii) of the said by-law is amended by adding the words "notwithstanding clauses 2. (2) J. (xb) and 2. (2) J. (xxvi)," at the beginning of the said clause.
- (b) Section 13C (3) of the said by-law is deleted in its entirety and replaced as follows:

AREA REQUIREMENTS

- (3) The following yards shall be provided within the district and maintained as appurtenant to every building in a "G-3" District:
 - (i) Where a front yard is required for any lot on the same side of the street between two intersecting streets, a front yard of a depth at least as great as that required for any such lot, but in no case of a depth of less than 3.0 metres (9.84').
- (c) Sections 13C (4) and (5) of the said by-law are deleted in their entirety and replaced with a new Section 13C (4), as follows:

LANDSCAPING, PAVING, AND LIGHTING REQUIREMENTS

- (4) (i) A landscaped area having a minimum average width of 2.0 metres (6.56') but not less than 1.0 metre (3.28') in width, shall be provided and maintained along the entire street line of the lot, except for the area used for access driveways.

- (ii) An area landscaped with a planting strip of not less than 1.5 metres (4.92') in width shall be provided and maintained along and within every side lot line and rear lot line that abuts a residential district or use.
- (iii) A visual barrier not less than 1.2 metres (3.94') and not more than 2.0 metres (6.56') in height shall be provided and maintained along every side lot line and rear lot line of a public parking lot which adjoins a residential district or use, except that no visual barrier shall be situated less than 3.0 metres (9.84') in distance from a front lot line.
- (iv) All open areas, except areas required to be landscaped, shall be paved with asphalt or concrete, and so graded or drained as to ensure that surface water will not escape to neighbouring lands.
- (v) Every lighting facility shall be so designed, installed and maintained as to ensure that the light is deflected away from all lands designated for residential uses, and any lighting of signs shall similarly be so deflected.

2. Section 18A PARKING AND LOADING REQUIREMENTS of By-law No. 6593, is amended by adding a new Section 18A. (40), as follows:

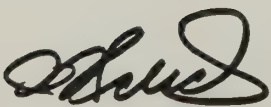
18A. (40) Every public parking lot shall be subject to the provisions of Section 13C.

3. In all other respects, By-law No. 6593, as amended, is hereby confirmed, unchanged.

4. The City Clerk is hereby authorized and directed to proceed with the giving of notice of the passing of this by-law, in accordance with the Planning Act.

PASSED this 14th day of December

A.D. 1993



CITY CLERK




MAYOR

The Corporation of the City of Hamilton

BY-LAW NO. 93- 263

To Amend:

Zoning By-law No. 6593

Respecting:

LAND LOCATED AT MUNICIPAL NO. 30 WENTWORTH STREET NORTH

WHEREAS it is intended to change the zoning of the lands hereinafter referred to and to establish a special requirement under section 19B of By-law No. 6593 passed on the 25th day of July 1950 and approved by the Ontario Municipal Board by Order dated the 7th day of December 1951, (File No. P.F.C. 3821);

AND WHEREAS this by-law is in conformity with the Official Plan of the Hamilton Planning Area, approved by the Minister under the Planning Act on June 1, 1982, as amended by Official Plan Amendment No. 122, proposed by the Council of The Corporation of the City of Hamilton but not yet approved by The Regional Municipality of Hamilton-Wentworth in accordance with the provisions of Sections 4, 17 and 21 of the Planning Act, R.S.O. 1990, Chapter P.13.

NOW THEREFORE the Council of The Corporation of the City of Hamilton enacts as follows:

1. Sheet No. E-22 of the District Maps, appended to and forming part of By-law No. 6593, is amended,

- (a) by changing from "J" (Light and Limited Heavy Industry, etc.) District modified to "DE-3" (Multiple Dwellings) District,

the land, the extent and boundaries of which are shown on a plan hereto annexed as Schedule "A".

2. The "DE-3" (Multiple Dwellings) District provisions, as contained in Section 10C of Zoning By-law No. 6593, applicable to the lands referred to in section 1 are amended to the extent only of the special requirement that,

- (a) notwithstanding Section 10C(3)(i)(b) of By-law No. 6593, a minimum front yard depth of 6.0 m (20'-0") shall be provided and maintained, except a minimum front yard depth of 4.26 m (14'-0") shall be provided and maintained for the Chapel.

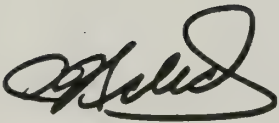
3. No building or structure shall be erected, altered, extended or enlarged, nor shall any building or structure or part thereof be used, nor shall any land be used, except in accordance with the "DE-3" District provisions, subject to the special requirement referred to in section 2.

4. By-law No. 6593 is amended by adding this by-law to section 19B as Schedule S-1324.

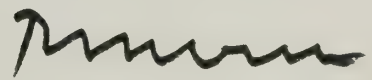
5. Sheet No. E-22 of the District Maps is amended by marking the lands referred to in section 1 of this by-law, S-1324.

6. The City Clerk is hereby authorized and directed to proceed with the giving of notice of the passing of this by-law, in accordance with the Planning Act.

PASSED this 14th day of December A.D. 1993

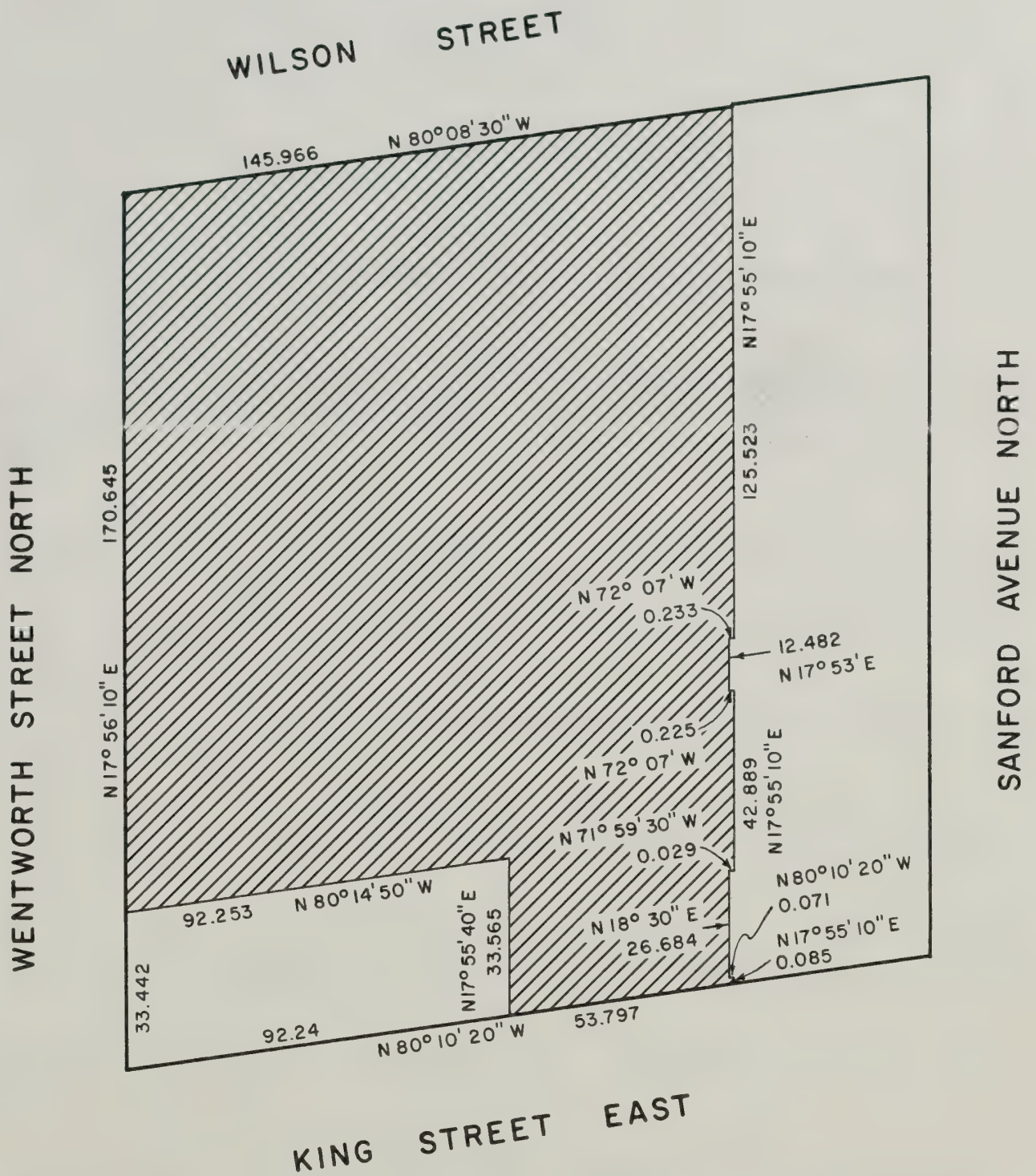


CITY CLERK



MAYOR

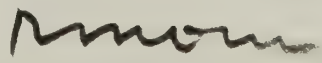
(1993) 19 R.P.D.C. , December 14
Hamilton-Wentworth Catholic Separate
School Board, Prospective Owner
ZAC-93-28



NOTE: All dimensions are in metres

This is Schedule "A" to By-Law No. 93-263
Passed the 14th day of December, 1993.


Clerk


Mayor

City of Hamilton

Schedule A

Map Forming Part of
By-Law No. 93-263

to Amend By-Law No. 6593

Regional Municipality of Hamilton-Wentworth
Planning and Development Department

Legend

Change in zoning from:



"J" (Light and Limited Heavy Industry, etc.) District, modified to "DE-3" (Multiple Dwellings) District, modified.

North



Scale
NOT TO SCALE

Date
DECEMBER 1993

Reference File No.
ZAC-93-28

Drawn By
Z.K.

The Corporation of the City of Hamilton

BY-LAW NO. 93-.264

To Amend:

Zoning By-law No. 6593

Respecting:

LANDS LOCATED AT MUNICIPAL NO. 625 RYMAL ROAD WEST

WHEREAS it is intended to change the zoning of the lands hereinafter referred to by amending By-law No. 6593, passed on the 25th day of July 1950 and approved by the Ontario Municipal Board by Order dated the 7th day of December 1951, (File No. P.F.C. 3821);

AND WHEREAS this by-law is in conformity with the Official Plan of the Hamilton Planning Area, approved by the Minister under the Planning Act on June 1, 1982.

NOW THEREFORE the Council of The Corporation of the City of Hamilton enacts as follows:

1. Sheet No. W-27E of the District Maps, appended to and forming part of By-law No. 6593, is amended,

- (a) by changing from "AA" (Agricultural) District to "B" (Suburban Agriculture and Residential, etc.) District, the land comprised in Block 1; and
- (b) by changing from "AA" (Agricultural) District to "C" - 'H' (Urban Protected Residential, etc. - Holding) District, the land comprised in Block 2,

the extent and boundaries of each of which Blocks 1 and 2 are shown on a plan hereto annexed as Schedule "A".

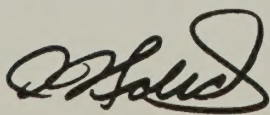
2. (a) The 'H' symbol referred to in section 1(b) shall be removed conditional upon the availability of all such municipal storm and sanitary sewers serving the subject lands as the City deems necessary.

(b) The 'H' symbol shall be removed by amendment to this by-law and the development of the lands referred to in section 1.(b) may at such time proceed in accordance with the "C" District provisions.

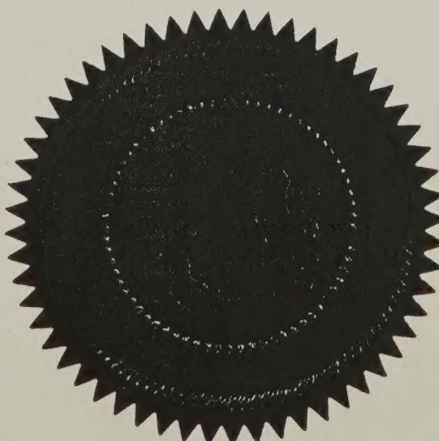
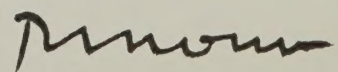
3. The City Clerk is hereby authorized and directed to proceed with the giving of notice of the passing of this by-law, in accordance with the Planning Act.

PASSED this 14th day of December

A.D. 1993



CITY CLERK

MAYOR

The Commission of the European Communities

Brussels, 1991

To the President of the Council

Dear Mr. President,

I am pleased to inform you that

the Commission has decided to support the project

concerning the development of a new generation of computers. The project is aimed at creating a new generation of computers which will be able to handle large amounts of data and to perform complex calculations. The project is being carried out by a consortium of universities and research institutions in the field of computer science.

The Commission is pleased to support this project as it is in line with the Commission's policy of promoting research and development in the field of computer science. The Commission will provide financial support for the project in the form of grants and loans.

The Commission will also provide technical support for the project in the form of advice and assistance. The Commission will also provide information support for the project in the form of dissemination of information and promotion of the project.

The Commission will also provide administrative support for the project in the form of assistance in the management of the project and in the coordination of the work of the consortium.

The Commission will also provide legal support for the project in the form of assistance in the drafting of legal documents and in the resolution of legal disputes. The Commission will also provide financial support for the project in the form of grants and loans.

The Commission will also provide technical support for the project in the form of advice and assistance. The Commission will also provide information support for the project in the form of dissemination of information and promotion of the project.

The Commission will also provide administrative support for the project in the form of assistance in the management of the project and in the coordination of the work of the consortium.

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